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Part I - Charlestown

Project Completion Report

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Sept. 22. 1899

Submitted to

Massachusetts Historical Commission

July 31, 1990

City of Boston, Raymond L. Flynn, Mayor

Boston Landmarks Commission
Environment Department
Boston Redevelopment Authority

CHARLESTOWN SURVEY
PROJECT COMPLETION REPORT

Prepared by
Edward Gordan

Editing and Revisions by
Boston Landmarks Commission Staff

for

THE BOSTON LANDMARKS COMMISSION

JUNE 1987

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I. INTRODUCTION

The Charlestown Preservation Study, conducted in two phases over a two-year period between August 1985 to June 1987, was administered by the Boston Landmarks Commission, with the assistance of a matching grant-in-aid from the Department of the Interior, National Park Service, through the Massachusetts Historical Commission, Office of the Secretary of State, Michael J. Connolly, Chairman, under the provisions of the National Historic Preservation Act of 1966.* The local share of the project was provided by the Boston Redevelopment Authority and the City of Boston Environment Department. The study was conducted by Edward Gordon, architectural historian and consultant to the Boston Landmarks Commission. Staff supervision was provided by Carol Kennedy, then Director of Survey and Planning, with technical support by Carol Huggins, then Assistant Director of Survey and Planning. The 1990 revisions were conducted by Carol Huggins, James Labeck, and Judith McDonough.

The goal of the project was to undertake an in-depth architectural and historical survey of the Charlestown study area and to make recommendations for National Register listings and Boston Landmark designations (for both individual properties and districts). Specific goals included preparation of individual information forms for certain selected buildings of architectural or historic significance, as well as evaluating the relative significance of each building for which a form was prepared.

The method of recording and evaluating buildings, as explained in the Methodology section, follows the pattern established in the previous phases of the Comprehensive Boston Preservation Study conducted by the Boston Landmarks Commission and begun in 1977.

The boundaries of the FY85 and FY86 Charlestown Study Areas are shown on Map I.

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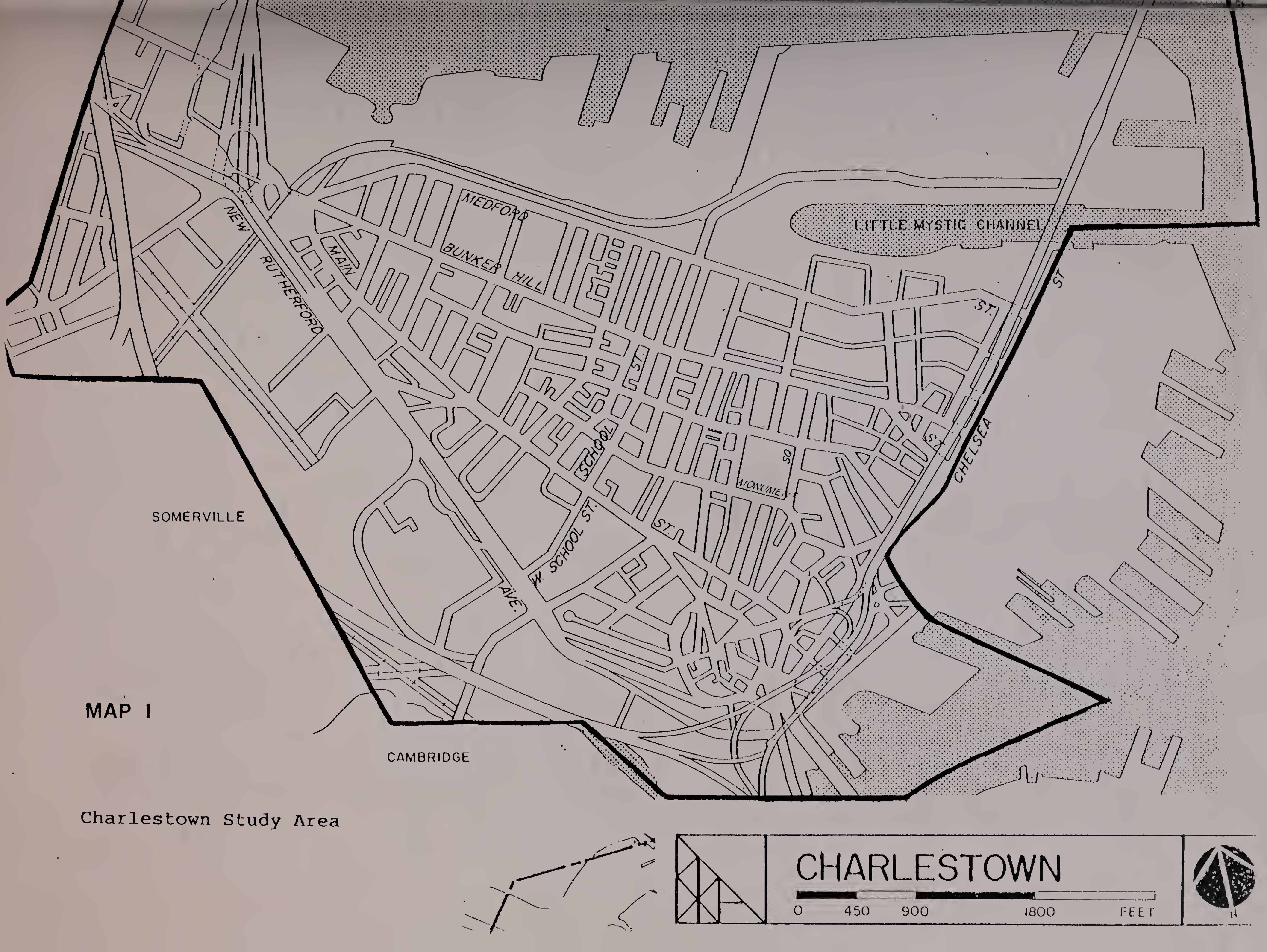
* However, the contents and opinions do not necessarily reflect the views or policies of the Department of the Interior, or the Massachusetts Historical Commission, nor does the mention of trade names or commercial products constitute endorsement or recommendation by the Department of the Interior, or the Massachusetts Historical Commission.

MAP I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N

Charlestown Study Area

BRIEF TOPOGRAPHICAL HISTORY

Originally settled by Thomas Walford (c.1625), Charlestown was acquired as the site of the Massachusetts Bay Colony Capital in 1629 by John Winthrop and his company of settlers. The oblong Mishawum (Charlestown) peninsula is located in Boston Harbor at the confluence of the Mystic and Charles Rivers. The original land area, approximately 424 acres, was dominated by two drumlins -- Bunker and Breed's Hills and to the southwest Town (also known as Windmill or West) Hill. Of the three, Bunker Hill, at 113 feet elevation, is the highest. Charlestown, prior to c.1875-1885 landfill operations along its southwestern edge, was joined to the mainland by a narrow "neck" of land. Except for its harbor access, Charlestown has no streams or other bodies of water. Charlestown's territory originally encompassed a large chunk of Middlesex County including the towns of Malden, Everett, Woburn, Stoneham, Burlington, Somerville, a large part of Medford and a small part of Cambridge, Reading, and Wakefield. In 1842, the boundaries of Charlestown were changed to their present form, with the incorporation of Somerville as a separate town.

Charlestown retains the street grid set out by engineer Thomas Graves in 1629. This plan is characterized by a unique, semi-circular arrangement around Harvard Street and the crest of Town Hill. The pattern devised by Graves is still evident in Edward Johnson's description of 1650:

> "[on] a very narrow neck [stands] the chief part of the town, whereon the most buildings stand .... it hath a large market place near the water side built round with houses comely and fair, forth of which there issues two streets orderly but with some very fair houses, beautified with pleasant gardens and orchards, the whole town consists in its extent of 150 dwellings."

Among these structures was the Great House at Market (City) Square. It was the focus of civic and religious life during the early years of the settlement, containing the first place of worship and serving briefly as a residence for John Winthrop. The Great House was the seat of government for the Massachusetts Colony during the early 1630s. The town's commercial focus developed around Town Dock Cove (Henley-Wapping Streets). By 1635 the town government was fully organized under a group of Selectmen, a teacher had been hired to educate the children, a fort had been built to defend the settlement, and a burial place had been set out on a hillock at the foot of present day Phipps Street By the end of its second decade, Charlestown was a small but thriving town. The Training Field, a common grazing ground and militia drill area, was set out for said purposes as early as the 1640s. Extensive commerce was being conducted via whale fishery and the West India trade. The town's first shipyard was erected in 1641 by Francis Willouby. The first dry dock in the country was built in 1677-1678 by James Russell on inducements of the General Court.

By 1765, Charlestown and Somerville had a combined population of 2048, approximately 1700-1800 resided on the Charlestown peninsula. During the first half of the 18th century the civic and commercial center remained the meeting house at Market Square and Ship Cove (Wapping Street). In addition to Town Hill, distinct settlements on the Mishawum Peninsula evolved at Mill Village (now Hancock Square at Main Street) and "the Neck" (Sullivan Square). During this pre-Revolutionary war period, important manufactures included rum, loaf sugar, candles, leather and potash, while tailors, cooopers, ropemakers, glaziers, tilemakers and anchorsmiths made Charlestown the principal industrial port in the colony during this period. In addition, furs, lumber, pipe staves, pottery, and building frames were exported.

By 1775 the population had reached 2000 with 340-400 buildings. On April 19, 1775, after the battles of Lexington and Concord, most of the population of Charlestown fled on hearing that the British were retreating in their direction. When the battered British forces reached Charlestown that evening, only about 100 townspeople remained. Following the Battle of Bunker Hill on June 17, 1775, British troops burned the eastern portion of Charlestown to the ground. There is no conclusive documentation to suggest that any buildings survived the conflagration started by the British troops. During the British occupation of Boston in 1775-76 only a handful of townspeople remained. Few former residents returned to Charlestown after the British evacuation of Boston on the 17th of March, 1776; it was feared that the British fleet might return to bombard the town. Only after the British surrender at Yorktown, on October 17, 1781, did the people of Charlestown begin returning in large numbers to begin the slow work of reconstruction. Nevertheless, the town rapidly returned to its original size. By 1785, the peninsula had 151 buildings and a population of 550; by 1790 its townspeople numbered over a thousand and by 1814 there were 5,000 inhabitants and 670 buildings. Charlestown's post war recovery was inextricably bound to transportation improvements.

During the late 18th and early 19th century, Charlestown became a center of an expanding transportation network as new bridges replaced old ferry services. On June 17, 1786 the first bridge linking Charlestown with Boston was opened with much fanfare. The 1503 foot long Charles River Bridge was called "the greatest enterprise which had been undertaken in the country." In addition, the opening of the Malden Bridge (1787) and Chelsea Bridge/Salem Turnpike in 1802 combined to direct commerce and manufacturers to the neck and the waterfront. Bridge building spurred onward the rebuilding of the Town Hill, Warren Street, Main Street, Training Field, and Lynde's point sections of Charlestown. By 1785, the Charlestown waterfront possessed thirteen wharves. The presence of these wharves and Charlestown's status as a deep water port attracted the U. S. Navy to construct a Navy Yard at Moulton's Point in 1800.

The Navy Yard, in turn, attracted other maritime related industries. Indeed, shipbuilding employed as many as 100 men at any given time during the early 19th century, making it the largest employer in the town.

Captain Archibald McNeil, ropemaker, purchased a 20 acre tract at Lynde's Point (later Prison Point) in 1794. From 1804 to 1815, Captain McNeil subdivided his holdings into house lots and streets including Washington, Union, Richmond (Old Rutherford Avenue) and Lawrence Streets. In addition to frame and masonry Federal houses, Captain McNeil's tract eventually encompassed his own rope walks on the south side of Lynde Street at Charles River Bay, the state prison (1805), Josiah Barker's ship yard, a turpentine distillery, and Jacques Wharf (from which quantities of hops were inspected amd exported). During the mid 1830s the Charlestown Wharf Company embarked upon an ambitious project that entailed filling in flats along the southwestern edge of Lynde's Point, running from Prison Point Bridge to the Warren Bridge at City Square. The landfill area was enclosed by a sea wall and platted with streets. All that remains of this project are the remaining nine townhouses of a Federal/Greek Revival row built by George S. Adams and John W. Mulliken in 1839 at 74-86 Washington Street. In addition, the Lynde's Point section was the location of Charlestown's first Roman Catholic Church. Situated on Old Rutherford Avenue between Union and Austin Streets, the first St. Mary's Roman Catholic Church (1828) was a twin towered structure whose congregation was drawn from the Catholic workers at the Navy Yard and at the glass works of East Cambridge.

During the Federal Period, the southeastern slopes of Breed's Hill were subdivided into streets bearing the names of the principal landowners in the area: Soley, Cordis, Green, and Wood. Housewrights such as John Fosdick, Amos Carleton, Thomas Osgood, and above all Oliver Holden, built many of this section's substantial masonry and frame Federal residences. Once surrounded by beautiful gardens and orchards, the grounds of these houses have been reduced to still ample, tree-shaded, granite block bordered side yards. Cordis Street, set out over Capt. Joseph Cordis' pasture in 1799, retains an outstanding collection of Federal houses.

The nearby Salem Hill section, bounded by Elm/School, Main, Sullivan, and Bartlett Streets, was a fringe residential area of estates until as late as the 1830s. The block bounded by Main, Salem, High, and School Streets once contained the Mansion House, constructed c.1800, of merchant James Hamsen along with an ample front lawn facing Main Street. Still extant is a secondary masonry house belonging to Harrison at the Salem/High Streets corner of the former estate. Charlestown's First Baptist Church (1801-1808) was once a prominent landmark in the area, along with the demolished Oliver Holden House.

The opening of the Middlesex Canal in 1803 ushered in a new surge of real estate speculation, but in most cases the lands bought up by the Middlesex Canal Company and the canal-associated Sullivan family were not built on until the mid-1840s. The 27 mile long Middlesex Canal (incorporated in 1793) linked the Merrimack River Valley with Boston Harbor. Charlestown Neck became the southern terminus of the canal, emptying into the waters of the c.1640s Mill Pond on the southwestern side of the Neck. During the early 1800s a node of buildings evolved at "the Neck", most notably the hotel owned by Richard Sullivan, Sr., son of James Sullivan, president of the Middlesex Canal Company and Governor of Massachusetts (1807). In addition, industries developed at the Neck including manufacturing facilities for Morocco leather, candles, soap, molasses and malt liquors. Richard Sullivan, Sr. evidently used his family, canal-related connections to buy up extensive tracts of land at the Neck and Sullivan Street and vicinity. Sullivan Street, originally Graves Street, was later renamed in Richard Sullivan, Sr.'s honor.

By 1818 most of the streets located between Elm and Walker Street had been set out, at least on paper. Located on steep, rocky terrain below Bunker Hill Street, Avon Place and Wall Street were the last streets added to this system around 1845.

Expansion of the street system west of Walker Street to Baldwin Street occurred between c.1835-1860 as the estates belonging to Walkers, Frothinghams, Meads and others were subdivided into house lots. The exotic garden of the Isaac Mead estate, known nationally to horticulturists as "The Vineyard," was plowed under in the 1830s to make way for a subdivision of Thomas Greenleaf-built Greek Revival houses (Mead Street, Russell Street, Oak Street section). Closer to the Boston Harbor waterfront, Charlestown's third great fire of 1835 destroyed properties bordering Park, Joiner, Call and Chambers Street. A study committee headed by Ebenezer Breed during the late 1830s hired important early 19th century surveyor Alexander Wadsworth to devise a new plan for the "burnt district", characterized by wider streets and service alleys.

By the 1840s, the Charlestown peninsula had become the terminus for inland railroads with tidewater wharves. The first railroad line laid out through Charlestown was the Charlestown Branch of the Fitchburg Railroad (1837), linking the Navy Yard with north central Massachusetts. In addition, the lines of the Boston and Main and Eastern Grand Junction Railroads were introduced to Charlestown in 1845 and 1854, respectively. During the mid-19th century, Charlestown's primary economic strength was as a port. From Charlestown Bridge to the Navy Yard, wharfage was the center of the export ice trade as dozens of firms engaged in shipping cargoes of ice to South America, Europe, Australia and the Orient. In 1855, lumber and ice led the list of products handled, followed by manufacturers of Morrocco leather (12 firms, primarily at the Neck along Main Street) tailors and bakeries, two manufacturers of pickles and preserves, five furniture firms, five curriers and one tannery.

In this period, Charles Davidson invented the rubber bulb syringe, establishing the Davidson Rubber Company on Brighton Street, near Sullivan Square as early as 1857.

The mid 1830s introduction of railroads to Eastern New England was the chief factor in the demise of the Middlesex Canal. The canal could not compete with this swifter mode of transportation. Beginnning in the mid 1840s, the Middlesex Canal Company began to sell its lands. For example, the compact canal company-owned area containing Essex (originally Canal) and Mill Streets on the southern side of Main Street was developed with frame and masonry rowhouses from between 1845-1852. A Middlesex Registry of Deeds plan dated 1844 shows this area before redevelopment with its tavern and canal related structures adjacent to the Mill Pond.

Richard Sullivan, Jr., a Boston commercial merchant, began to sell his father's lands in the area called "without the Neck" (Brighton/ Perkins Street) beginning in 1845. This area adjacent to the Somerville line built up slowly with Greek Revival houses and carpenter Gothic cottages, experiencing a more intensive building boom during the late 1860s/early 1870s. Richard Sullivan, Sr. also sold off his properties in the section of Charlestown known as "the Hollow" (Sullivan Street and vicinity) beginning in the mid 1840s.

Between the late 1830s-1860s, the northeastern slopes of Breed's and Bunker Hills were subdivided into streets and houselots with house construction activity intensifying between 1848-1852. The most ambitious of these multi lot developments was the 115-lot parcel surrounding the Bunker Hill Monument, constructed between 1825-1842. This large tract was owned by the Bunker Hill Monument Association. A combination of closer transportation links with Boston and the hinterlands along with immigration related population growth lead B.H.M.A. members to abandon their initial plan of leaving a large portion of the famous battlefield as open park land at the summit of Breed's Hill. The B.H.M.A. tract drawn up by Felton and Parker in 1839 featured small lots bordering Lexington, Monument, and Concord Streets. These lots were rapidly built up with modestly scaled frame Greek Revival houses during the 1840s. The larger lots bordering Monument Square were intended for mansion-scale houses and possessed stringent deed restrictions regarding setback, height, materials, etc. The Monument Square lots were built up over a longer period of time than the smaller lots, beginning in 1847, with lots available until well into the late 19th century.

During the 1840s the mansion house estates of the Townsend, Adams/Kettel and Breed families on the southeastern slope of Breed's Hill were subdivided into streets and house lots. Chestnut Street, for example, was cut through the old Nathan Adams/George Adams Kettel estate as early as 1840.

Built on the upper portion of this street's steep incline were the originally identical frame Greek Revival houses at 51-65 Chestnut Street which prophesize suburban tract house developments of the late 19th and early 20th century. The upper portion of the 34-lot Breed subdivision bordering Mt. Vernon Street was developed beginning c.1846 with substantial single and double masonry houses. High Street, between Monument Square and School Street, developed as an area of substantial masonry double and row houses during the late 1840s through early 1860s.

The steep upland pasturelands of Bunker Hill's northeastern slopes, between Elm and Short Streets, was the scene of intensive house construction activity between 1848-1860. The northeastern segment of Baldwin Street is the oldest thoroughfare in this section. It was set out as early as 1837 as Coggins Street. Its masonry Greek Revival and Italianate double and row houses are an anomaly in an area of frame single family and double houses. So intensive was residential development on Bunker Hill's Mystic side slopes that cul-de-sacs lined with cottage scale frame rows were crowded onto less than ample parcels off side streets (for example, Blaban, Pearl Street Place and Coral Street off Pearl Street). Only the c.1830 Catholic cemetery behind St. Francis De Sales' parochial residence preserves something of the original steep, rocky, grass covered character of Bunker Hill's northeastern slopes.

By the time park land was set aside in the Elm - Short Streets section, only the steepest and rockiest parcel remained undeveloped. During the early 1890s, the renown 19th century landscape architect Frederick Law Olmsted designed the Charlestown Heights Park, later Doherty Playground. Characterized by steep, winding, boulder lined walkways, this park has been modified by modern playground and pool facilities.

Between 1830 and 1870, Charlestown's population tripled in size, reaching 28,323 in the latter year. By 1865, 22% of the population was foreign born, three-quarters were Irish. During the mid-19th century schools and churches were built in Charlestown in response to the needs of a growing population. Four schools from this period survive in varying states of preservation: the Training Field School built in 1827 at 5 Common Street; the Greek Revival Harvard School at 45 Harvard Street; the brick and granite Winthrop School at 110 Bunker Hill Street; and, the mansard Bunker Hill School on Baldwin and Bunker Hill Streets, which was built for "the poor children of the neighborhood" in 1866. This school is the third in a succession of public schools which have been situated on or near this site since 1801.

Four churches from the mid-19th century survive. The granite and brick Gothic Revival St. John Episcopal Church, at 27 Devens Street, was designed by Richard Bond in 1870. A stick style parish house with Gothic influences, at 31 Devens Street, was constructed in 1901. This is a rare example of a Victorian complex institutional complex in Charlestown. Bond also designed the Winthrop School on Green Street, constructed in 1949; it has undergone major changes. Dominating the Bunker Hill summit is the 181' spire of St. Frances De Sales Roman Catholic Church, desinged by Patrick C. Keeley. Built between 1859-1862, this church symbolizes a more peaceful coexistence between Protestant Yankee "natives" and Irish Catholic newcomers to the town. Nearly 30 years earlier the Ursuline Convent on Mt. Benedict (formerly in Charlestown, now part of Somerville) was stormed and destroyed by an angry mob of anti-Catholic locals and imported "rabble rousers." Still extant at 62 High Street is the brick and sandstone faced Trinity Methodist Episcopal Church, constructed in 1867, since altered. The First Congregational Church at Town Hill is no longer extant. Built in 1833, it was remodelled in the Romanesque style by Alexander Rice Estey in 1853. The tower of this church was, for many years, an important landmark in the Town Hill/City Square section of Charlestown.

By the 1850s, Charlestown city planning had become considerably more sophisticated and less haphazard, as illustrated by the development of Monument Avenue in 1854-1855. During the early 1850s, members of the Bunker Hill Monument Association petitioned the city under Mayor Frothingham to lay out an ornamental thoroughfare that would provide a memorable approach to Monument Square from Warren Street, with the Bunker Hill Monument as its focal point. Frothingham favored the B.H.M.A. plan stating that "it [Monument Avenue] will be one of the most desirous places of residence that can be selected in the city.... land situated like this is calculated to invite the erection of a class of buildings both valuable and ornamental." Many of Monument Avenue's "valuable and ornamental" buildings were built by John B. Wilson, with his brother Charles Wilson. John B. Wilson, perhaps more than any single Charlestown builder, did the most to shape Charlestown during his long, prolific career, which ranged from the 1830s through the turn of the century. Examples of his work include many of the community's more substantial masonry row houses at Monument Square, Chestnut Street, Cordis Street and High Street.

By the 1860s, most of Charlestown's streets had been laid out and its available house lots were rapidly diminishing in number; there was little room for well-executed projects such as Monument Avenue by that time. During the mid 1860s, distinguished Charlestown mayor, lawyer, jurist, and B.H.M.A. president George Washington Warren proposed the laying out of Park Street as another ornamental street leading to the Bunker Hill Monument. This street, according to Warren's plan, would have cut through from Warren Street to Common Street, extending across the Training Field to Monument Square. Warren envisioned stylish, mansard roofed houses lining this thoroughfare. The plan was never adopted. Park Street, however, was extended in 1868 from Warren Street to Common Street, necessitating the removal of houses from lots bordering Stetsen Court, a cul-de-sac once located on the west side of Henley Street.

The former Stetson Court houses were realigned to face Park Street (numbers 47-55 and 52). Warren's plan for Park Street may have been inspired by the enclave of high-style c.1860 Italianate/Mansard rowhouses bordering Harvard Street and Harvard Place on Town Hill, developed by Moses A. Dow. Dow, a magazine publisher and real estate speculator, is credited with upgrading the character of Town Hill, which had seen hard times.

By the time of Charlestown's annexation to Boston in 1874, its residential core was almost completely built up with structures. By that time, fringe activities completely encircled the residential developments at Bunker and Breed's Hills with a complex of rail yards and warehouses on the Mystic River. Between 1875-1885, the waters of the Miller's River and the Charles River Bay along southwestern edge of the community, were filled in. By the late 1880s the Cambridge Street/Roland Sreet section, near the Somerville line, was being developed for industrial use. The Crosby Steam Gauge and Valve Company was put up at 24 Roland Street and the Puritan Brewery, the last of Charlestown Neck's once numerous breweries, was built at 40 Roland Street in 1898. The Charlestown Gas Company on Arlington Street, which was organized in 1846, with its gasometer built in 1853, was capitalized at $500,000 and was, in 1873, the largest manufacturer in the city.

In 1875, the long-delayed opening of the Hoosac Tunnel connected the Fitchburg Railroad with the great western trunk roads. Previously just a local road, the Fitchburg was transformed into the port's major freight carrier. The line developed the old Tudor ice wharves and introduced new exports to Charlestown including livestock, provisions, grain and apples. In the meantime the Mystic waterfront, originally developed by the Boston and Lowell, was transferred to the Boston and Maine in 1887. These yards became the center of Boston's export timber trade and were the receiving point for great quantities of domestic and Cape Breton coal used and distributed by the railroad.

Beginning in 1901, the appearance of City and Sullivan Squares were radically altered by the construction of the Boston Elevated's Charlestown line. Between 1901-1907 yards and power facilities associated with this line were built near Sullivan Square. In 1910, Charlestown's peak population was reached at 41,444. The elevated rapid transit line attracted large numbers of working class people, as well as discouraged many of the older families from remaining.

Between 1910 and 1940 Charlestown experienced little in the way of residential expansion. In 1940 the Mystic brickyards behind Saint Catherine of Sienna Roman Catholic Church was converted to public housing, one of the earliest examples of this housing type in the United States.

During this period, fringe activities continued to expand along the Mystic River and Somerville line. Important industrial complexes dating to this period include the Revere Sugar refinery (1918-1919) and Wiggins Terminal (1907-1930). The latter complex was regionally important for its excellent storage facilities, rail links, and ability to accomodate ocean-going steamers. In addition, the massive Schrafft's Confectionary plant was built on part of the old Tufts Mill Pond site in 1928.

At the present time, Charlestown, with the exception of peripheral areas, possesses an extraordinarily rich collection of residential, religious, institutional, and industrial buildings dating from the late 18th to mid 20th centuries. Over time a fairly extensive area between City Square and the Boston waterfront has been cleared of structures by fire, neglect, bridge and elevated highway construction and urban renewal. In addition, a large area between Austin Street and Sullivan Square has been cleared of many of its older buildings to accomodate the Mishawum Housing project (1960s-70s) and a modern shopping mall. Despite these tracts of modern construction, Charlestown's residential core continues to be characterized by cohesive late 18th to early 20th century neighborhoods. Judging by the design of new housing complexes at Town Hill and along Main Street, efforts are now being made to blend new construction characterized by allusions to historic architectural forms and elements with existing older housing stock.

REVIEW OF ARCHITECTURAL STYLES AND BUILDING TYPES

Overview

The Charlestown study area encompasses a wide range of notable residential, institutional and industrial architecture dating from the late 18th to mid 20th centuries. These structures represent a variety of forms, styles and materials. Charlestown's building stock is overwhelmingly residential. Although masonry rowhousing appears with considerable frequency in the residential areas south of Bunker Hill and High Streets, a higher percentage of Charlestown's buildings are constructed of wood. In general, Charlestown's structures are characterized by quality craftsmanship and conservative architectural form and design. The conservatism of Charlestown's late 18th to mid 19th century buildings may be linked with nostalgia for pre-Revolutionary War house types and the realities of the Mishawum Peninsula's geographic isolation. Charlestown's highly insular community of carpenters, masons, painters, housewrights and stairbuilders seems to have rarely ventured beyond the borders of their peninsula.

It appears that many Charlestown builders spent their entire careers working within a five or six block radius of their homes, repeating the familiar formulas of form, plan, materials, etc. through a succession of 19th century styles. Illustrating the conservatism of Charlestown's late 18th/early 19th century builders are Late Georgian gambrel roofed dwellings constructed as late as c.1824, such as the structure at 23 Prescott Street. During the mid-19th century, Greek Revival entrance enframements, with Doric pilasters and cornice headed entablatures, were utilized within the Italianate and Mansard, as well as Greek Revival styles. Above all, Charlestown's streetscapes eloquently attest to the supremacy of the flat front house in both frame and masonry domestic architecture dating from the Late Georgian to the Georgian Revival styles. Italianate oriel windows and mansard roof configurations of the mid-19th century rank among the few widely employed concessions to style. Stylish, mansion-scale residences are located at Monument Square, bordering the Adams Street side of the Training Field, High Street, Chestnut and Bunker Hill Street. Buildings attributed to architects are not widely represented in Charlestown residential architecture, with several noteworthy exceptions such as the 30 Union Street designed by Asher Benjamin and constructed in 1814-1815 and groups of masonry Italianate, Italianate/Mansard row houses, designed by James H. Rand at 22-36 Soley Street (1867-1869) and 18-24 Cordis (1869-1870).

It appears that no structures in Charlestown survived the conflagration wrought by British troops in 1775. Although Charlestown Neck and vicinity was spared war-related destruction, the oldest structures in that area are Greek Revival dwellings dating to c.1845. Charlestown retains the greatest concentration of frame Federal houses in the Boston vicinity. Its building stock, however, is dominated by forms and elements associated with the Greek Revival and Italianate styles.

The mansard or Italianate/mansard style was the last of the 19th century styles built in considerable numbers within the study area. Concentrations of mansard roofed structures are located in the neighborhood between Sullivan Square and the Somerville line and in an enclave developed by Moses A. Dow on Town Hill. By the early 1870s Charlestown had few lots available for house construction. Hence late 19th century styles such as the High Victorian Gothic, Panel Brick, Queen Anne, Romanesque Revival and Georgian Revival styles are not well represented in Charlestown.

Residential building types in the survey area include mansion houses, cul de sac enclaves of worker's cottages, single family residences of modest to relatively substantial scale, double houses, attached wood frame and brick row, brick apartments and commercial/residential blocks. The triple decker, a ubiquitous housing type in other Boston neighborhoods, is represented by only a handful of examples in Charlestown. Institutional architecture in Charlestown includes historically and architecturally significant churches and their related buildings, with many ecclesiastical structures designed in the Gothic Revival style. Notable Gothic influenced church buildings include: Saint John's Episcopal Church (1841)' the "Celtic Revival" Saint Frances de Sales Roman Catholic Church (1860); and the High Victorian Gothic Saint Mary's Roman Catholic Church (1887-1892). Saint Catherine of Sienna Roman Catholic Church at Vine and Tufts Streets (1887-1894) exhibits a "Romanesque Basilica" design. The study area is also rich in 19th century school buildings ranging from the Federal Training Field School at 5 Common Street (1827) through the Mansard Bunker Hill School (1866) to the Georgian Revival Clarence E. Edmonds School on Walker Street (1931). Industrial development dates from the early 1850s to the late 1920s. Industrial buildings are located at the periphery of the residential core, bordering Old Rutherford Avenue, Roland Street, near Sullivan Square and adjacent to the Mystic River. Charlestown's industrial /utilitarian structures include a partially intact gasometer building (1853), rubber goods plant (1869), Mansard roofed varnish and oil manufactory (1880), Black Lead works (c.1885), storage facility (1907-late 1920s) and Art Deco candy factory (late 1920s).

Late Georgian, Georgian/Federal Styles

Charlestown possesses an impressive collection of Late Georgian structures. These buildings are located primarily in the area between the Training Field and Town Hill. The oldest extant building in the study area is the Late Georgian Warren Tavern (1780). Extensively rebuilt during the early 1970s, this venerable structure possesses a handsome segmental entrance arch, multi-sash windows, and low hip roof. Standing side by side at 67-71 and 55 Main Street are the John Hurd and John Larkin houses. Built between 1790-1795, these houses represent substantial, 5 x 5 bay examples of Late Georgian domestic architecture. The Hurd house features Victorian storefront treatments and quoin edged, clapboard clad upper floors. The Larkin house displays attractive pedimented entrance enframements, multi-sash windows and modillion blocked cornice with a low hip roof. The William Wiley House, 45 Old Rutherford Avenue, a substantial frame single family house, designed c.1794, retains its handsome pattern book-derived pedimented entrance enframements.

Still extant within the study area is a small collection of wood frame gambrel roofed dwellings. Constructed in considerable numbers in New England between 1700 and 1780, the Gambrel house type persisted in Charlestown until as late as the mid 1820s. Possessing center hall plans, 23 Pleasant Street (1804) and 23 Prescott (c.1824) stand with distinctive Gambrel end walls facing their streets. 25 Common Street (c.1800s) stands with long side facing the street and the Old Training Field. The double frame house at 19-21 Union Street exhibits a street facing profile unique within the city of Boston. Here, the segment numbered 21 exhibits a gambrel profile while the other half exhibits a regular gable roof slope. Identical interiors, panelling and mantles suggest that both halves were built at the same time c. 1800s.

Only one masonry gambrel roofed structure is still extant within the study area. Standing with gambrel profile facing Pearl Street, 238-240 Bunker Hill Street was built as a house or tavernby 1821. Its masonry fabric is probably the product of one of the brickyards which once bordered the Mystic River.

Few urban neighborhoods in the eastern U.S. can match Charlestown as an outdoor laboratory for the study of transitional late 18th to mid 19th century building forms and stylistic elements. The Timothy Thompson Sr. house at 109 Main Street (c.1790), for example, combines boxy Federal form, fenestration and orientation to the street with Georgian elements, such as corner quoins and entrance enframements. Similarly, 5 Putnam Street (c.1806) combines Federal form and fenestration with handsome, segmental hooded late Georgian entrance enframements. Combining Georgian and Federal structural forms, the Old Salem Turnpike Hotel was constructed in two parts; 19 Putnam Street was constructed c.1794, 16 Common Street dates to c.1804.

The Federal Style

Charlestown's collection of frame Federal houses is unmatched by any neighborhood within the city of Boston. Like their masonry counterparts, these houses are located adjacent to the Training Field's southeastern side, on Town Hill, at Lynde's Point, and scattered about the southern slope of Breeds Hill between Winthrop and Sullivan Streets. The most substantial, mansion scale example of frame, single family housing is the much altered, cupola-crowned Samuel Dexter House at 14 Green Street (1791). Federal style Charlestown houses were renowned for their memorable fusion of architecture and landscaping. Several Federal frame houses retain remnants of once ample grounds and related granite fence posts, cast iron elements, stone borders and steps including the Francis Hyde House at 32 Cordis Street (c.1801), the extensively rebuilt 40 Washington Street (c.1804) and the late Federal 10 Cross Street (c.1830). These houses stand with narrow 2-bay end wall facing the street and possess the standard center hall plan. Standing with long, 5-bay main facade facing the street are the multi-winged 14 Common Street (c.1806), 85 Warren Street (1800-04) and 8 Salem Street (1808). The Federal frame house at 42 Sullivan Street appears to be an ell or remnant of a larger early 19th century Federal house.

Charlestown's most stylish and substantial Federal single family masonry house is the Edward Everett House at 16 Harvard Street. Built in 1814 for Charlestown merchant Mathew Bridge, this house possesses distinctive, boxy Federal form, fenestration and handsome fanlight surmounted entrance enframements. Its Ionic columned porch dates to c.1830s. Other stellar examples of single family masonry housing includes 2, 4 Salem Street (c.1790s), 1 Prescott Street (1803) and the altered 2 Wood Street. (c.1800s). Number 21 Cordis Street (1806) is perhaps the finest example of the masonry Federal housing by late 18th/early 19th century real estate spectator/builder Oliver Holden; it exhibits harmonious proportions and planar masonry surfaces.

"Brick-ender" houses possessing masonry end walls and clapboard-clad main facades include the mansion scale, 57 Bartlett Street (1804) on Salem Hill and the house at 30 Union Street designed by Asher Benjamin (1814-15). The former house is characterized by a deep, boxy main block, and flat roof, while the latter house features a fanlight surmounted main entrance. Double Federal masonry houses within the study area are limited to 31 Union Street (c.1807) with its unusual angled side wall and "back-to-back" residential segments and 100 High Street (c.1800) which is missing its northwestern half.

The first masonry row houses in Charlestown were rendered in the Federal style beginning late 1820s. Two and one-half story, side hall plan Federal town houses with distinctive header brick edged arches are still extant at 9, 11, 13 Union Street, 24, 26 Adams Street, 27, 29 Washington Street, and 17, 19 Elwood -- all of these houses date from 1827-1832. The first substantial 3-story group of Federal row houses in Charlestown was built at 9-12 Adams Street in 1827/8 (numbers 10, 11 have been altered by 4th floor additions.) The only Boston area examples of Federal split stone-faced housing are the Austin Block at 92 Main Street (c. 1822) and the old Charlestown Dispensary at 27 Harvard Square (1799). The stone building materials for these houses was quarried at Outer Brewster Island in Boston Harbor.

Institutional buildings from the Federal period are limited to the Training Field School (1827) at 5 Common Street. Federal commercial/residential blocks featuring trabeated granite storefronts include the 125, 127 Main Street, constructed c. 1807 with a c.1870 Mansard addition Its contiguous neighbor, the round corner, hip roofed building at 121, 123 Main Street was constructed in 1814) The Phoenix Block (1828) at 20-34 Main Street displays Charlestown's most extensive system of trabeated granite storefronts.

The Greek Revival Style

The Greek Revival style is well represented in Charlestown by a wide range of house types. Number 80 Warren Street blends Federal plan and end wall street orientation with Greek Revival entrance enframements, featuring pilasters ornamented with a modified Greek key motif. The frame single-family Greek Revival house is the least common house type within this architectural mode. The most extensive concentration of single family frame Greek Revival housing is the extensively modified development of early 1840s houses at 51-65 Chestnut Street. These houses possess side hall plans, 3-bay facades, classical elements and pedimented attics. A large concentration of modestly scaled frame, single-family Greek Revival dwellings is still extant in the area bounded by Monument Square, Concord Street, Bunker Hill Street, and Lexington Street, such as the well-preserved 11 Concord Street, from the early 1840s. Scattered here and there are well-crafted examples of the single-family frame Greek Revival house including 31 Oak Street (1840-41); 7 Eden Street (1845); and 315 Main Street (c.1851); 39 Mead Street (1845-47), its original gable replaced by a hip-on-mansard roof, possesses the finest Doric entrance enframement in the survey area. 1 Seminary Place (c.1845) is of interest as a single-family frame Greek Revival house whose main facade is sheathed with flush boarding. 7 Church Court is an unusually tall Greek Revival, side hall plan frame house, rising a full three stories to a pedimented attic. Built c.1846 by Boston stair builder Benjamin Applin, this house may represent a prototype for the triple decker house of the late 19th century. The possible triple decker connection is more clearly evident in the 3-story flat roofed Greek Revival house at 34 Bartlett Street (1845-48).

Only a very few masonry single-family houses in Charlestown echo their frame counterparts in terms of form and plan, an example of this type is 5 Russell Street. This side hall plan, gable roofed brick dwelling was built in 1841 for a Charlestown cabinetmaker. Other examples of Greek Revival single-family masonry housing include 16 Tremont Street, built by George Whitehead (c.1847) and 252 Bunker Hill Street (1854-55). More substantial houses of this type include 12 Cordis Street, built between 1848-52, with its distinctive linked chimney profile and deep rear ell. 6 Mount Vernon Street is a rare masonry example of a single-family center hall plan, cupola crowned Greek Revival mansion house dating to the late 1840s.

Located within the study area is a small collection of tetrastyle Greek Revival houses dating to the 1840s. Situated on pedestal-like rises, the most substantial of these houses is located at 33 Cordis Street. Fluted monumental Ionic columns rise two stories to a broad pedimented attic. A similar, but less substantial tetrastyle house is still extant at 28 Brighton Street (1847). At the opposite end of the street at 4 Brighton Street is an Ionic columned, cottage scale frame dwelling built c.1846-47. 20 Albion Place represents an interesting variation on the tetrastyle form. Here, a monumental Tuscan columned portico is located at the side of the house with end wall gable facing the street.

Numerous well-preserved examples of double frame and masonry Greek Revival housing are still extant within the study area. The area known locally as "the Hollow" [bounded by Sullivan, Main, Walker and Bunker Hill Street] is particularly rich in double frame Greek Revival houses. These houses are characterized by 6 x 2 bay main blocks with broad end wall gable profiles, rear wings and paired entrances boldly enframed by Doric pilasters and pedimented entablatures. Numbers 20, 22 Russell Street and 79, 81 Green Street are good examples of cottage-scale Greek Revival double housing, from the mid 1840s. More substantial examples of this housing type include: 37, 39 Washington Street (c.1840); 109, 107 Warren Street (c.1840); 57, 59 Sullivan (1845-47) and 46, 48 Chestnut Street (c.1847). Concentrations of commodious double frame Greek Revival houses border Green Street, between High and Bartlett Street and Pearl Street, between Bunker Hill Street and Medford Street Both of these double house enclaves date to the early 1840s. Built by Caleb Pratt around 1834, 132 High Street/23 Franklin Street is an interesting, early example of Greek Revival frame housing. In need of immediate restorative treatment, this house is composed of a 3-bay gable roofed segment facing High Street and a separate but contiguous "half" bordering Pearl Street 77, 79 Warren Street (c.1840) is an unusually tall example of Greek Revival double housing. Rising 3 stories to a gable roof, its main facade is clad with clapboards while its narrow end wall gables are constructed of brick. Unique within the study area is the double frame house at 72, 74 Warren Street (1837). Here, the main facade's entrance is located at the center of the 5-bay end wall gable main facade.

Substantial, 2-story double masonry Greek Revival houses are well represented within the survey area. Built during Charlestown's building boom between 1845-1860, these houses are characterized by 6-bay main facades, paired entrances, crisp lines and planar surfaces. Solid, well crafted examples of this housing type are located along Mt. Vernon, Tremont, High and Baldwin Streets and include 25, 27 Mt. Vernon Street (c.1847); 1, 3 Tremont Street (c.1845-47); 49, 51 High (c.1840, with c.1870 mansard roof); and 91, 93 Baldwin (c.1848-52). Among the more substantial, severely elegant examples of this housing type are the 3-story flat front, cast iron ornamented double townhouses at 284 and 286 Baldwin Street (c.1855). Other noteworthy 3-story double masonry Greek Revival houses include: 28, 30 Mt. Vernon Street (c.1847); 5, 7 Hathon Square (c.late 1840s); and 56, 60 Elm Street (c.1846).

Although masonry rowhousing was introduced to Charlestown towards the end of the Federal period (late 1820s/early 1830s), it is not until the late 1840s that masonry row houses were built with considerable frequency. The beginnings of extensive masonry row house construction in Charlestown coincided with its incorporation as a city in 1847. The few masonry rows built during the 1830s were harbingers of Charlestown's 1840s transformation from semi-rural town to an urban community. The earliest, extensive masonry Greek Revival row in Charlestown is 7-23 Harvard Street Built c.1835-36, its nine facades form a great curving red brick, brownstone trimmed "wall" with classical entrance enframements. The severely plain Greek Revival town houses by Dexter Row at Thompson Square (1836) possess the most extensive collection of cast iron elements (fencing, stair rails and banding) in Charlestown.

The Union block at 112, 114, 116 Main Street and the group at 74-86 Washington, built by Charlestown Wharf Company around 1838 are other good examples of early substantial, Greek Revival masonry row housing. Baldwin Street, between Bunker Hill and Medford Streets, is a showcase for the talents of local mid-19th century masons. Particularly noteworthy is the row at 101-117 Baldwin Street (late 1840s). Here red brick, granite trimmed row houses with pedimented dormers cascade in rhythmic repetition down the northeast slope of Bunker Hill. Other well-crafted examples of Greek Revival, side hall plan/3-bay main facade row housing include red brick houses at 31, 33, 35 Washington Street (c.1830s), 17-21 Chestnut Street (mid-1840s) and 4, 5, 6 Adam Street (c.1850).

Bow front rowhousing with Greek Revival elements first appears in Charlestown in the late 1840s. Introduced to Boston in the 1790s by architect Charles Bulfinch, bow front townhouses were built on Beacon Hill during the first half of the 19th century and were the predominant architectural form in the South End from the late 1840s to the mid 1860s. Mid-19th century Charlestown builders, however, preferred the flat front.

Relatively rare examples of bow front housing include the mansion-scale, cupola topped single family house at 7 Monument Square (1847), the double bow front houses at 44, 46 High Street (c.1850), and the trio of bow fronts at 35, 37, 39 Union (c.1850). Still extant at 1, 2 Laurel Street and 18, 20, 22 Cedar Street is an elegant mid-1850s enclave of Greek Revival/Italianate bow front row houses.

Much of Charlestown's human scale is dependent on rows of wood frame, cottage scale Greek Revival houses. Generally 1 or 2 stories tall with Greek Revival or Greek Revival/Italianate entrance enframements, these cottage rows border cul de sacs such as Blaban, Coral and Pearl Street Places off Pearl Street (1840s-50s), Avon Place off Sullivan Street (c.1846), and Forest Place off Mead Street (1859-1860).

Greek Revival institutional architecture is confined to two altered school houses, both from the 1840s; the former Harvard School at 47 Harvard Street and the Winthrop School at 110 Bunker Hill Street.

The Gothic Revival: Early, Carpenter, High Victorian and Gothicized Stick

In Charlestown architecture, the Gothic Revival's various mid-late 19th century manifestations appear as isolated elements within the housing of the period and are utilized more extensively for ecclesiastical and commercial buildings. The frame, cottage-scale dwelling at 3 Parker Street (1844-46) with its Greek Revival form and pedimented window enframements feature Carpenter Gothic vine motif barge boarding at its main facade's gable. The frame, double, multi-gabled Greek Revival houses at 79, 81 Pearl Street (c.1845-46) exhibit Gothic lancet windows at attic level. The highly eclectic masonry town house at 59 Warren Street (1871) blends traditional bow front with Gothicized oriel and dormer treatments. High Victorian Gothic mansion-scale houses with polychromatic stone-faced facades and pointed arches border Monument Square and Monument Avenue, such as 52 Monument Avenue (c.1870).

Charlestown's Victorian church building design was more indebted to the Gothic Revival Style and its various subcategories. Charlestown is fortunate to possess a relatively rare example of Early Gothic Revival ecclesiastical design at 31 Devens Street, Saint John's Episcopal Church, built in 1841. This building, designed by Richard Bond, is characterized by dark ashlar granite fronted main facade, brick side walls, pointed arch windows and above all, its main facade's crennelated tower with quatrefoil windows. Next door at 27 Devens Street is Saint John's Ware and Van Brunt-designed Gothicized Stick Parish House (its second floor was originally a one-story chapel built in 1871, enlarged 1901). Dominating the apex of Bunker Hill, Saint Frances De Sales Roman Catholic Church (c.1860) on Bunker Hill Street is an interesting example of Gothic and "Celtic Revival" design. Constructed of bluestone, its architect was Patrick C. Keeley of Brooklyn, N.Y.

Saint Mary's Roman Catholic Church is another of his works. Located at 55 Warren Street, this granite and brick trimmed High Victorian Gothic ecclesiastical building was built between 1887-1892. Keeley was a major designer of Catholic churches and institutions in New England and beyond during the second half of the century.

The Charlestown Five Cent Savings Bank building at Thompson Square (designated a Boston landmark, 1978) is a nationally significant example of High Victorian Gothic/Second Empire commercial architecture. It was designed by S.J.F. Thayer in 1876. Thayer was also responsible for the High Victorian Gothic/Second Empire Harvard School at 20 Devens Street (1871) which features a Second Empire center pavillion form blended successfully with polychromatic High Victorian Gothic elements.

The Italianate Style

Italianate domestic architecture survives in significant concentrations of wood frame and masonry houses scattered throughout the study area. Popularly employed by local builders between the early 1850s until as late as the 1890s, few "pure" examples of the Italianate style exist in Charlestown. Italianate form and elements are frequently blended with those of the Greek Revival and Mansard styles. In general, frame, 3-story, side hall plan, flat roofed row houses with bracketed door hoods, oriels and cornices outnumber their masonry counterparts. Frame, single family Italianate houses, with the exception of the Brighton/Perkins Streets area, are not well represented in Charlestown. Although considerably altered, 6 Brighton Street (c.1848) retains something of its original Italianate character. Exhibiting Italianate elements and filling a once open passageway between masonry houses, 95 Baldwin Street (c.1855) is Charlestown's narrowest house. 11 Mystic Street is the best preserved house of its type in Charlestown. Built c.1855, this 3-story house's main facade is enlivened by bracketed door hood, oriel window, cornice headed windows and deep, bracketed cornice.

Well-preserved examples of double, 3-story frame Italianate houses include 33, 35 Mystic Street (c.1869-70), 43, 45 Green Street (c.1859) and 22, 24 Trenton Street (c.1860-67). These houses are accented by Greek Revival/Italianate entrance enframements, corner pilasters, and bracketed cornices.

David B. Weston and Rufus Mason, in partnership as "painters and glaziers" between early 1840s-1860s were responsible for some of Charlestown's more extensive frame rows including 19-35 Russell Street (1857), 7-19 Wall Street (1857), 24-32 Russell Street (1859) and 3-15/4-8 Boylston Place. Weston and Mason's "signature" is entrance enframements exhibiting delicately proportioned (almost Federal) Doric pilasters and bracketed and cornice headed classical entablatures.

Dotting the southern slopes of Breed and Bunker Hills are groups of speculator-built Italianate masonry row housing dating from the mid-1850s to the early 1870s. Paricularly memorable is the fusion of Italianate domestic architecture and hilly topography which occurs on streets such as Mt. Vernon, Sullivan, Auburn and Baldwin Streets The bracketed door hoods, oriel windows and cornice of row houses such as 44-52 Mt. Vernon Street (1868-69), 18-26 Sullivan Street (1865-67), 5-15 Auburn Street (1860-61) and 46-60 Baldwin Street (1856) impart considerable interest to the streetscape via rhythmic repetition of projecting architectural elements. Solid, well-crafted examples of Italianate row housing on more level terrain include the brick and brownstone trimmed houses at 360-368 Main Street (c.1860) and 9-15 Eden Street (c.1854). Still extant within the study area are several stylish row house blocks exhibiting cast iron elements, cornice headed lintels with delicate floral motifs, such as 28-34 and 41-45 Chestnut Street (1850s), 1-7 Cordis Street (1856-57) and 276-280 Bunker Hill Street (c.1855). The double masonry house at 1, 3 Auburn Street also exhibits these distinctive cast iron elements.

Charlestown's most stylish, flat fronted masonry row is 18-24 Cordis Street They featurenrusticated brownstone basements, vermiculated keystones and ornate door hoods and are the work of local architect James H. Rand.

The octagonal fronted masonry Italiante row house enjoyed a short-lived popularity in Charlestown during the late 1860s and early 70s. Examples of this type of row housing are located in the vicinity of Auburn and Main Streets, including 8-16 Auburn Street (c.1868) and 417-421 Main Street (c.1871-1872). The persistence of the Italianate style in frame housing in the study area is illustrated by the large, multi-bracketed frame multi-family building at 39 School Street (corner of Summer Street). It was built by carpenter J. B. Maynard during the early 1890s.

The Mansard Style

The Mansard style is the last of the 19th century architectural modes built in significant numbers in Charlestown. First appearing in the neighborhood combined with Italianate elements during the mid-1850s, the Italianate/Mansard style persisted until the early 1880s. The most extensive concentration of frame mansard houses is located within the area once known as being "without the Neck" (Brighton/Perkins Street and vicinity). Although many of this area's houses have been altered over time, 33 Brighton Street (1877) retains its clapboard sheathing, Italianate elements and distinctive, straight-sided mansard roof. Another well-preserved example of single family Italianate/Mansard frame housing is 79 Pearl Street (c.1860) built by Gilbert Williams. Possibly unique within the Boston area are two other Williams-built octagonal fronted frame Mansard houses at 17, 19 Brighton Street (c.1869).

The Austin House at 58 High Street (c.1865) is the survey area's most substantial example of single family frame Italianate/ Mansard housing. Situated on the steep southern incline of Breed's Hill, this well-preserved, center hall plan house retains its front porch with chamfered posts and curvilinear bracing as well as handsome enframements.

The limitations of small lot size have been successfully negotiated at the Mansard roofed 3, 4, 5 Salem Street Standing with side wall to the street, this three-family house features a "stepped back" main facade unique within Charlestown; it was most likely designed by James H. Rand in the late 1860s.

Charlestown possesses only a handful of single family masonry mansard houses. High style examples of this type include the curved cornered mansion of contractor James Kidney at 52 Sullivan Street (1863), the brick and brownstone trimmed structure at 40 Chestnut Street (1872-73), 72 High Street (early 1860s) and the polychromatic parochial residence of Saint Francis de Sales Roman Catholic Church at 303 Bunker Hill Street, designed byCharles J. Bateman in 1881.

Scattered throughout the study area are substantial double frame and masonry mansard houses. 71 and 71B Perkins Street, bordering the Charlestown-Somerville line, exemplify the type of commodious mansard frame housing built in the Brighton/Perkins Street area during the late 1860s and early 1870s. Masonry, mansion-scale examples of mansard double housing include 70, 72 Winthrop Street Built in the late 1860s for local businessman Charles F. Newell, these houses are linked "in spirit" with the mansard mansions of nearby Monument Square, possessing stylish, "stepped-back" principal facades and ornate brownstone trim. A similar double house is 34, 36 High Street Built in the early 1870s for the daughters of furniture manufacturer Edward Lawrence, these houses exhibit brownstone trim decorated with incized Eastlakian motifs.

Frame Italianate/Mansard rows are relatively rare within Charlestown. Interesting, essentially intact examples of this type of row housing include "the Clapp Block" (1871) at 86-98 High Street and 7-17 Trenton Street built by Uriel Adams in the late 1860s.

Surviving from the 1860s and 1870s are several well-executed masonry mansard rows including 27-41 High Street (c.1863), 5-23 Cross Street (1863), 22-36 Soley Street (1867-1868) and 291-295 Bunker Hill Street (c.1865). Particularly noteworthy for its design and contribution to the Town Hill streetscape is the enclave of Italianate/Mansard town houses at 18-24, 34-38 Harvard Street, 1-4 Harvard Pl. and 2 Washington Street, all built c.1860 and developed by Moses A. Dow. Charlestown's only example of an apartment hotel, and an early Boston area example of this housing type is "The Salem" , a Mansard roofed sturucture developed by Thomas Doane in 1881-82 at 105, 107 High Street.

The node of mid-late 19th century commercial/residential blocks at Main/Salem Streets contains two fine and relatively rare Boston area examples of Mansard mixed-use architecture: 265-271 Main Street (1855) and 250-254 Main Street (c.1860s) at Phipps Street

The Whittemore-Wright varnish and oil manufacturing building on Alfred Street near the Malden Bridge is a rare Boston area example of a mansard roofed industrial structure dating to the 1880s. Also of interest is this building's early mid-20th century exterior painted advertising.

Late 19th/Early 20th Century Architectural Styles:

Unlike many Boston neighborhoods, the Charlestown peninsula's residential core was almost completely built up with houses by the time of Charlestown's annexation to Boston in 1874. Late 19th century landfill operations along the southwestern edge of the community resulted in more land for industrial structures and transportation facilities. In addition, vacant lots were available for industrial complex construction during the 1870s through the 1890s along the Mystic River. Domestic architecture representative of these late 19th century/early 20th century architectural modes is scattered throughout the survey area in the form of single family townhouses, triple deckers and the multi-family housing.

The Queen Anne style is perhaps best exemplified by multi-family groups at 7, 9, 11 Winthrop Street (c.1880) and 114-118 High Street, at the corner of Sullivan Street, built in 1885. These buildings are sheathed in smooth clapboards and rough wood shingles, while their main facades are enlivened by projecting elements including door hoods, oriel windows, gables, etc. Exhibiting oriel windows at its corners, the six-family Queen Anne building at 18, 20 Lawrence Street is of interest as a late work by John B. Wilson, active in Charlestown building trades from the 1830s through the early 1900s. Built c.1890 at Vine and Tufts Streets, the highly eclectic masonry parochial residence of Saint Catherine of Sienna Roman Catholic Church embraces elements of the Panel Brick, Queen Anne, and Romanesque Revival styles.

The Romanesque Revival style is represented within the study area in a rather limited way. A stylish example of Romanesque/Georgian Revival townhouse architecture was designed by The Charles A. Halstrom at 60 Monument Avenue in 1894. Two years earlier, Halstrom had designed the triple decker at 85 Elm Street with a similar broad oriel window in wood.

The triple decker, a common housing type in other Boston neighborhoods, is not well represented in Charlestown. 85 Elm Street, the wood shingled, octagonal fronted triple decker at 28 Saint Martin Street is a well-preserved c.1890s example of this housing type.

The Georgian Revival is relatively well represented in late 19th/early 20th century Charlestown domestic architecture. Flat front, yellow brick/limestone trimmed Georgian Revival three-family buildings are located at 36-42 Mt. Vernon Street from the early 1900s and 67, 69, 71 Baldwin Street from 1897-98). Early twentieth century apartment buildings exhibiting Georgian Revival stylistic elements include the curve fronted red brick and limestone-trimmed apartment building at 58-60 Winthrop Street (1901) and similarly rendered, copper oriel fronted masonry six-family buildings at 8, 10 Prospect Street (1905) and 59, 61 Elm Street (1906).

Late 19th/early 20th century architectural styles are also represented in the commercial, institutional, and municipal architecture of Charlestown. In general, industrial buildings are, with several noteworthy exceptions, essentially astylistic.

In Charlestown, very few late 19th/early 20th century commercial blocks have survived to the present day due to fire, disinvestment, and transportation or urban renewal related demolition. Surviving masonry structures include the Panel Brick/Queen Anne style Aaron Hook building (1885) at 207-217 Main Street The Hook building retains most of its original cast iron storefront enframements and brick billet-work ornamentation. The Cauley building and the Roughan building are mid-1890s yellow brick business blocks which are remnants of once flourishing commercial centers at Sullivan Square and City Square, respectively. The Neo-Classical style in commercial architecture is represented by the former Charlestown Trust Company building at 6 City Square. Its imposing, granite-faced facade features monumental Ionic columns in antis.

Fin-de-Siecle institutional buildings are often located within Roman Catholic Church complexes. Examples include Saint Francis De Sales School designed by C. J. Bateman in 1894 and Saint Mary's School designed by Keeley and Houghton in 1902. The boxy form, quoin-like brickwork and low hip roof of Saint Francis De Sales Convent at 325 Bunker Hill Street (1901) is designed in the Georgian Revival style. The longevity of the Georgian Revival style in Charlestown institutional architecture is illustrated by the George Robert White Health Fund Unit at 75 High Street from the late 1920s and the Clarence R. Edwards Jr. School (1931) at 30 Walker Street

Rare Charlestown examples of Italian Rennaissance Revival institutional architecture include Street Catherine of Sienna Convent and School designed by Charles R. Greco. Both of these buildings are located off Tufts Street and date to c.1910. Two interesting examples of masonry public school buildings designed by Edmund Marsh Wheelwright in the 1890s are the William H. Kent School at 23A Moulton Street and the Benjamin F. Tweed Schoool at Cambridge Street and Old Rutherford Avenue The former building blends Georgian Revival form, symmetry and hip roof configuration with distinctive Gothic arches. The latter is characterized by polychromatic red and yellow brickwork, a handsome Palladian window above the center entrance.

Late 19th/early 20th century municipal architecture in Charlestown is limited to two fire stations and a court building. Charles J. Bateman, an architect for the city of Boston, designed the Queen Anne style Engine #32 Firehouse at 454 Bunker Hill Street (1884) with its memorable onion dome-capped hose drying tower. Still standing at 2 Winthrop Street is the handsome Georgian Revival brick and cast stone-trimmed Station #50, built between 1910-1920. Among the surviving buildings at City Square is the vaguely Georgian Revival yellow brick Municipal Court Building of 1913-1915 at 2-5 City Square.

In general, the industrial buildings located at the periphery of Charlestown's residential core, are, with a few noteworthy exceptions, astylistic and constructed of brick, stone, and concrete. Examples of this astylistic type include the three-quarters extant masonry drum of the Charlestown Gas Light Company (1853-54) on Arlington Avenue, the Davidson Rubber Company plant on Brighton Street (c.1869), the Wemyss Brothers Furniture Company building at 511-523 Medford Street (c.1870), Robert Webb and Company Black Lead Works (1885-1888) at 410 Medford Street and the Broadway Smith lumber products complex at 459 Medford Street (c.1890s-1920s). Particularly memorable are the massive, eight-story masonry storage buildings of Wiggins Terminal on Medford and Terminal Streets from 1907-1930.

Industrial structures which may be classified within stylistic categories include the Panel Brick/Queen Anne Crosby Steam Gauge and Valve Company (c.late 1880s) and the Romanesque Revival Puritan Brewery Building, both located on Roland Street. Dominating the Sullivan Square area is the towered Tapestry Brick/Art Deco Schraffts Candy Company building at Main and Medford Streets It was designed by Lockwood, Green and Company Inc., Engineers, in 1925-1928.

NOTABLE AREAS OF DEVELOPMENT (SUBAREAS OF THE SURVEY)

Charlestown-West

The Charlestown-West subarea is circumscribed on the northwest by the Somerville line, on the north by the Mystic River, on the east by Elm, School, Phipps Streets, and on the southwest by Interstate Highway 93 and the Cambridge and Somerville lines. Within this subarea are two densely settled residential districts. The larger subarea covers the slopes of Bunker and Salem Hills, bounded by Elm and School Streets, Main Street and Medford Street The smaller of these districts encompasses the Brighton/Perkins Street area, bounded by the Orange line M.B.T.A. tracks, Cambridge Street, the Somerville line and Main Street Located at the periphery of these residential districts are industrial areas along Old Rutherford Avenue, Roland Street, the northeast side of Sullivan Square, and the shores of the Mystic River.

Open space in the sub-area is limited to two burial grounds and two small parks designed by Frederick Law Olmsted. Set out as early as the 1630s, the Phipps Street burial ground covers 76,740 square feet on a small mound bounded by Rutherford Avenue, Lawrence Street, and the Mishawum Park Housing Development. The c.1830 Roman Catholic burial ground behind Street Francis de Sales parochial residence is the last extensive undeveloped tract illustrating Bunker Hill's pre-1840s building boom appearance. Bunker Hill's rocky terrain is incorporated into the designs of Frederick Law Olmsted's Charlestown Heights Park, completed in the early 1890s, at the corner of Saint Martins Street and Bunker Hill Street. Another Olmsted-designed park is the 14 acre Charlestown playground, located behind the Schraffts Candy Company building at 529 Main Street This playground is situated on filled land and was once the site of the old Tufts Mill Pond. In addition, open space in the form of vacant lots and urban gardens cover much of the areas bordering Sullivan Square and northwestern Main Street

Presiding over Bunker Hill's apex is the 181' spire of the Saint Francis De Sales Roman Catholic Church and the massive, masonry hip roofed form of the Saint Frances de Sales Grammar School (1894). Sullivan Square's most prominent landmark is the tower of the Tapestry brick/Art Deco Schraffts' Candy Company building at Main Street and Alford. Also notable are the tall, massive forms of twin 8-story storage facilities of Wiggins Terminal between Medford Street and the Mystic River.

Topographically, the center of this subarea is dominated by the steep sloped highlands of Bunker Hill and Salem Hill. The latter hill is a spur of nearby Breed's Hill. The southwest slopes of Bunker Hill and Salem Hill cradle a dell known locally as "the Hollow" (Sullivan Street and vicinity). Bunker Hill slopes down to the waters of the Mystic River on the northeast. Southwest of Main Street, late 19th century landfill created flatland, which was built up with public housing developments in the 1960s, the industrial plant of Hood Milk, railroad tracks, and an elevated highway.

Until the 1880s, Charlestown was connected to the mainland by a narrow isthmus. To the southwest of Main Street the waters of the old Mill Pond (c.1648) and the Charles River Basin separated Charlestown from Cambridge and Somerville. Transportation facilities which dominated the built environment at Sullivan Square are no longer extant including the Middlesex Canal (filled c.1850) and the West End Elevated Railway/Orange Line (demolished early 1970s).

During the 17th and 18th centuries, houses were scattered along Main Street, between what is now Sullivan Square -- with residential nodes located at "Mill Village" [Hancock Square and vicinity] and "The Neck." No pre-Revolutionary War buildings have survived within the subarea despite the fact that some houses evidently escaped destruction wrought by the British in 1775-1776. Bunker Hill Street dates to at least the mid-18th century, while Medford Street was formally set out c.1835.

Charlestown did not fully recover from British troop-related devastation until as late as the first decades of the nineteenth century. The Salem Hill area (Salem, High, Pearl Streets, etc.) remained a fringe residential area until as late as the 1830s. Salem Hill's residential development is inextricably bound to the 1790-1820 real estate speculation and house building projects of Oliver Holden. Surviving examples of Federal houses built by Holden are 57 Bartlett Street (in collaboration with Robert Wait, 1806) and 100 High Street (1800). The latter house represents the remaining "half" of a double masonry house which was originally a secondary residence on the estate of well-to-do merchant James Harrison. Harrison's mansion house, later owned by Civil Engineer Loammi Baldwin, was located in the center of the block bounded by High, School, Main, and Salem Streets. Oliver Holden's own frame federal house was situated on the site of the present Oliver Holden School at 108 Pearl Street. In addition to being a house builder, Holden was a poet, Baptist preacher and composer of religious music. He played an important role in the establishment of Charlestown's First Baptist Church which was built in 1801 on the site now occupied by the Hotel Salem.

Another important Salem Hill area builder was Thomas Osgood. He was responsible for the construction of 8 Salem Street at the corner of Salem Street Avenue, from 1799-1800 and possibly the brick house at 2, 4 Salem Street from c.1790. Charlestown's post-Revolutionary War recovery was linked, in part, to prospering industries such as furniture manufacturing, tanning, ship building, and seafaring. Undoubtedly the establishment of the Charlestown Navy Yard in 1800 and a state prison at Lynde's Point by 1805 created jobs for Charlestown natives and newcomers. Above all, early 19th century residential/commercial development in the Charlestown West subarea, more specifically at Salem Hill and Charlestown Neck, was triggered by the completion of the Middlesex Canal in 1803. Incorporated in 1793, the Middlesex Canal Company, under the leadership of company president James Sullivan, built a 27-mile long canal which connected the Merrimack River Valley with Boston and vicinity.

The canal's southern terminus was at Charlestown Neck. The old mill pond, located at the mouth of the canal, was converted for use as a harbor for canal boats. Today, the only surviving Middlesex canal-related building in the Boston area is the double "brickender" Greek Revival house at 372-374 Main Street, built c.1835. This house was built for Richard Frothingham, Middlesex Canal Company treasurer, and Thomas Greenleaf, lock tender and carpenter. The canal's completion in 1803 triggered extensive real estate speculation on the part of Richard Sullivan, Sr., son of Middlesex Canal Company president James Sullivan. Richard Sullivan, Sr. bought up large parcels of land near the canal at Charlestown Neck, establishing a hotel that catered to the canal-related trade by 1818 at Sullivan Square. In addition, Richard Sullivan, Sr., purchased lots in the vicinity of Sullivan Street from Oliver Holden during the first decade of the 19th century. Sullivan Street, originally called Graves or Greaves Street, was set out c.1805. Number 42 Sullivan Street may represent an early 1800s Federal house or ell surviving from Sullivan Street's earliest phase of development.

The system of streets between Elm and Walker Streets date to the late 1790s and early 1800s. Most of this area's streets were extant by 1818 accorinding to Peter Tufts map of that year. Bolton Place, a cul-de-sac off High Street was originally intended to be the central segment of a side street which would have linked Main Street with Walker Street, Elm and Salem/Pearl Streets.

The northeastern slopes of Bunker Hill remained undeveloped upland pasture until the late 1840s. Among the few buildings constructed in this area, bounded by Elm Street and Short Street on the northeast sides of Bunker Hill Street, was the alms house. Originally located on the northern side of the Training Field, a new alms house was built between what is now Elm and Mystic Streets by 1818.

Until the late 1830s, Walker Street was the westernmost street on the southwestern slopes of Bunker Hill. During the late 1830s, the area of estates between Walker and Baldwin Street belonging to the Walker, Frothingham, Phipps, Mead, Vanvoorhis/Hall, Edes and Bickford families, was carved up into streets and houselots. Many of the streets in this area such as Eden, Mead, Albion Ct. and Auburn Streets were originally driveways leading to main houses. During the 1820s the estate of tanner Isaac Mead, in the area bounded by Oak, Russell, Mead Streets, was known by horticulturists for its garden known as "the Vineyard." Here, experimental grapes and strawberries were nurtured by horticulturist David Haggerstro, a founding member of the Massachusetts Horticultural Society.

By the early 1840s, well crafted Greek Revival houses such as 38 and 39 Mead Street had been built by carpenter Thomas Greenleaf on former Mead estate land. Other mid-19th century local housewrights include: Caleb Pratt who built 132 High Street in 1834 and 31-35 Walker Street in the mid 1840s; John B. Caldwell who built 20, 22 Russell Street and 57, 59 Sullivan Street in c.1845; and David B. Weston and Rufus Mason who built 2, 4 Mason Court in c.1859, Bolton Place in the 1850s and 19-35 Russell Street in 1857.

By the early 1840s, the Middlesex Canal had ceased to be a profitable enterprise, largely due to competition from the railroads, poor maintenance and climatic conditions. The Charlestown Branch of the Fitchburg Railroad which was set out in 1837. By the mid-1840s the Middlesex Canal Company and Richard Sullivan, Jr. had begun to sell off canal associated lands purchased during the early 1800s. In 1844, Essex Street (formerly Canal Street) at Hancock Street was set out and developed with frame and masonry row houses such as 17, 19, 21 Essex Street (c. 1847-53). The Sullivan family's land at Charlestown neck, adjacent to the present Somerville line, was set out with streets and houselots beginning in 1845. Representative of the Greek Revival houses built on the former Sullivan lands are 4, 6 and 28 Brighton Street, all dating to the mid-late 1840s.

By the late 1840s, Sullivan Street and vicinity was swept up in house construction activity that would not leave even the steepest slopes untouched. The Greek Revival, cottage scale row at 1-4 Wall Street and 1-7 Avon Place were built on the steepest part of Bunker Hill's southwestern incline during the mid-1840s. Considerably more substantial masonry town houses were built on former Sullivan lands bordering the southwestern side of Bunker Hill Street, such as the trio of Italianate stucco covered, masonry row houses built for Faneuil Hall Market fishdealers at 276-280 Bunker Hill Street in the mid-1850s).

By the early 1850s, the upland pasture of Bunker Hill's northeastern slopes had been carved up into streets and houselots, with extensive house construction activity beginning around 1848. Baldwin Street, between Bunker Hill and Medford Streets, with its masonry double and row houses, is something of an anomaly in this section of Charlestown. In general, the area between Elm and Short Streets was built up with frame double and row houses. In any event, this section of Baldwin Street was set out as early as 1837 and was originally known as Coggin Street. Masons represented on this street include Benjamin Page who designed 101-117 Baldwin Street in 1849-50, Jeremiah B. Bradford who designed 88-96 Baldwin Street from 1849 and Sandford and Mayers who designed 97 and 99 Baldwin Street from 1849-50.

Scattered on Bunker Hill's north slopes are small groupings of frame single family and double houses which attest to the area's mid 19th century development. For example, the double frame houses bordering Pearl Street, near Bunker Hill Street and Hill Street/Mystic Place with its Greek Revival frame row houses built by housewright William Bragdon.

The construction of the Saint Francis de Sales Roman Catholic Church, 1859-1862 was of watershed significance for the Charlestown-West subarea. The Church's completion symbolized a greater tolerance between formerly hostile Protestant Yankee elements and Irish Catholic newcomers.

During the 1850s, 1860s, and early 1870s, construction activity continued unabated along Auburn and Baldwin Streets, and particularly in the Brighton Street/Perkins Street section of Sullivan Square. Good examples of 1850s Italianate housing are still extant at 46-60 Baldwin Street and 5-15 Auburn Street During the 1870s, members of Charlestown's prominent Van Nostrand family of brewers lived at 10 Auburn Street Evidently the construction of Italianate/Mansard houses near the Somerville line during the late 1860s/early 1870s was triggered by the development of industrial complexes in the area such as the Davidson Rubber Company, whose c.1869 brick plant is still extant on Brighton Street Modestly scaled workers' houses include the Mansard houses at 17, 19 Brighton Street designed by Gilbert Williams in c.1869 and the substantial double mansard house at 71, 71B Perkins Street from the early 1870s.

As early as 1801, a school house serving the children of Charlestown Neck and Winter Hill (later part of Somerville) was built at the corner of what is now Baldwin and Bunker Hill Streets The present Mansard roofed Bunker Hill School was designed in 1866 by local architect James H. Rand. This school replaced an earlier masonry Greek Revival school house and symbolizes Charlestown at the height of its powers as an independent municipality. By the time of Charlestown's annexation to Boston in 1874, the Charlestow/West subarea was almost completely built up with houses. Construction activity after 1874 was almost exclusively related to institutional and industrial development. From the early 1880s through the early 1900s, Street Francis De Sales Church's complex was expanded to include a parochial residence (303 Bunker Hill Street, 1881/1882), school (340 Bunker Hill Street, 1894) and convent (325 Bunker Hill Street, c.1901). Charles J. Bateman was responsible for the design of all three of these masonry buildings. In 1884 Bateman, as Boston's city architect, designed the fire house at 454 Bunker Hill Street

Between 1875-1883, the waters of the Mill Pond and Charles River Basin along the southwestern side of the old Mishawum peninsula were filled in. Industrial buildings were erected on the southeastern sides of Roland and Cambridge Streets beginning in the late 1880s. Surviving examples of industrial architecture on Roland Street include the Crosby Steam Valve and Gauge Company at number 24 (1888) and the Puritan Brewery (1898). The Puritan is the last of Charlestown Neck's once numerous brewery buildings and was designed by Hittinger and Harchman. As early as the 1820s, a brewery was established near Sullivan Square.

Industrial development on the northeast side of Sullivan Square and along the shores of the Mystic River was less dramatic than that of Roland Street, occurring over a much longer period of time between the 1870s and 1930. Late 19th century industrial buildings in these areas, generally constructed of brick, metal, and concrete include: a portion of the Osgood and Hart iron foundry on Temple Street, off Dorrance Street from 1868-1875; the mansard roofed Whittemore-Wright oil and varnish manufactory on Alford Street from the 1880s; and Webb's Black lead factory at 412 Medford Street from the 1880s-90s.

The most dramatic architectural reminders of Charlestown's early 20th century industrial growth include the massive storage facilities of the Wiggins Terminal at 267-281 Medford Street (1907-1928) and the Schraffts candy factory building at 529 Main Street (1928).

In terms of physical character, no other section of the Charlestown-West subarea has changed as dramatically as Sullivan Square. During the early 1900s Sullivan Square's oval park with its Victorian ornamental fencing and three tier cast iron fountain was obliterated to make way for the West End Elevated Railway.

The only commercial survivor of pre-elevated railway Sullivan Square is the Classical/Rennaissance Revival Cauley Hall built for liquor dealer John Cauley in 1894 at 544-548 Main Street. Also dating to 1894 is the nearby Benjamin F. Tweed School at 30 Cambridge Street from 1894, designed by Edmund Marsh Wheelwright. The character of Sullivan Square was further transformed during the early 1970s with the demolition of the elevated railway and station and the construction of M.B.T.A. bus garage facilities and parking lots.

Covering the northeastern and southwestern slopes of Breed's Hill, the Charlestown-East subarea is bounded by Elm/School/Phipps Street on the west (including the campus of Bunker Hill Community College), the Mystic River on the northeast, the waters of Boston Harbor and the Charles River on the southwest, and East Cambridge on the southwest. Charlestown's "unofficial," highly visible southwestern boundary is the transportation corridor containing the tracks and structures of the M.B.T.A. Orange line subway and the Boston and Main Railroad. Overhead isInterstate "I-93". This transportation corridor is situated on landfill dating to 1875-1885. Prior to the mid-1870s, the waters of the Charles River Bay and Millpond separated the Mishawum peninsula from Cambridge and Somerville. The Charlestown-East area's most prominent landmark is the 220' tall granite shaft of the Egyptian Revival obelisk of the Bunker Hill Monument designed by Solomon Willard. Constructed between 1826 and 1842, the Monument rises from the top of Breed's Hill.

Building stock in the sub-area is overwhelmingly residential. Unlike the buildings of the Charlestown-West subarea, those of the Charlestown-East subarea are more equally divided between frame and masonry structures, but with wooden buildings continuing to outnumber brick and stone buildings. Dating from 1780-1940, notable structures in the subarea represent a wide variety of types, forms, styles, and materials. Although the majority of streets within the subarea reflect this rich mix of architectural modes, a number of its streetscapes chronicle a particular stage in the architectural development of Charlestown. For example, the southeastern edge of the Training Field, along Common Street, retains the appearance of a late 18th/early 19th century New England village bordering a common. The Thompson Triangle (bounded by Main/Warren/Pleasant Street) preserves the largest concentration of late 18th/early 19th century frame structures in the Boston area. The quartet of small late 18th/early 19th century frame, stone and brick houses bordering the northern side of Harvard Square recall the semi-rural village scale of Charlestown before intensive mid-19th century urbanization. Pleasant Street Court, off Pleasant Street an c.1840s cul-de-sac bordered by modestly scaled frame vernacular houses, with entrance marked by a trio of pyramidal granite hitching posts is unique within the survey area. Still extant on Green Street, between High and Bartlett Streets, is an interesting node of c.early 1840s double frame Greek Revival houses which may represent the work of mid-19th century carpenter Edward Pratt. In addition, high style mid-19th century masonry town houses bordering Monument Square, Monument Avenue, Adams Street, Chestnut Street, Mt. Vernon Street, and High Street provide a glimpse of Charlestown at the height of its powers as an independent municipality, the period between incorporation as a city in 1847 and annexation to Boston in 1874.

More typically, the Charlestown-East subarea's streets are lined with buildings that represent the work of several generations of builders. Cordis Street's housing stock, for example, represents the history of the sub-area's residential development in microcosm. This tree-shaded thoroughfare's dwellings include the frame Federal, Amos Carlton-built 16 Cordis Street (1804), a masonry example of the work of local housewright Oliver Holden at 21 Cordis Street (1806), the tetrastyle Greek Revival William H. Bacon-built 33 Cordis Street (1845), local architect James H. Rand's row of early 1870s Italianate masonry houses at 18-24 Cordis Streets, and several altered 1890s multi-family Queen Anne buildings. The Town Hill section reflects many phases of residential building development from the late 1790s through the 1860s. Harvard Street's stately expanses of masonry main facades displaysthe various stages of row house development in Charlestown, ranging from the Late Federal/Greek Revival 7-23 Harvard Street developed by Shadrach Varney in c.1835 through the bowfronts at 30,32 Harvard Street/2 Washington Street built by Samuel Cudworth in the 1840s, to the enclave of c.1860 Italianate/Mansard rowhouses at 18-24 and 34-38 Harvard Street, 1-4 Harvard Pl., and 5 Washington Street developed by Moses Dow.

At Lynde's Point (later Prison Point), vacant lots are interspersed with early 19th century Federal frame and masonry single family, double end row houses. This section is bounded by Devens Street, Main Street, Austin Street, and Lynde Street Particularly notable is the node of early 19th century Federal houses on Union Street, around the intersection of Lawrence Street and Rutherford Avenue. The old Samuel Dexter estate at Thompson Square has been reduced to several interesting remnants including the much altered Dexter mansion at 14 Green Street from 1791 and the surviving trio of Greek Revival rowhouses known as Dexter Row from 1836. The northeastern slopes of Breed's Hill, between Lexington and Elm Streets, is densely built up with 1840s-1870s, modestly scaled, frame Greek Revival, Italianate, and Mansard houses. Most of these structures have been altered. Between Bunker Hill Street and the Mystic River, from Polk Street to Hayes Square are extensive tracts of public housing, those dating back to 1940 are among the earliest examples of this type of housing in the country.

Institutional complexes in the subarea are limited to the Saint Catherine of Sienna Roman Catholic Church complex situated at the head of a block bordered by Tufts, Corey, and Vine Streets. The basilica style church overlooks a small triangular park at Hayes Square. Charles R. Greco is credited with designing the c. 1910 Italian Rennaissance Revival convent and school to the rear of the church and rectory. Considerably less cohesive as an institutional complex are the buildings associated with Saint Mary's Roman Catholic Church.

Although the Victorian Gothic church of Patrick C. Keeley's design and its Romanesque Revival school from 1902, by Keeley and Houghton stand side by side at 55 and 49 Warren Street, its parish hall, designed in 1915 is located around the corner, facing the Training Field at 48 Winthrop Street.

The Charlestown Navy Yard, previously studied and surveyed as part of the transfer from Federal to City ownership, encompasses 65 acres at the southeastern corner of Charlestown, adjacent to the Mystic/Tobin Bridge. The Charlestown Navy Yard at Moulton's Point dates to 1800. It possesses a unique, remarkably extensive collection of early to mid-19th century granite and brick buildings, including the unique Ropewalk and Forge & Foundry, early 20th c. industrial structure, the U.S.S. Constitution ("Old Ironsides") and various maritime resources. The southerly third of the yard has become part of the Boston National Historical Park.

The least intact section of the subarea is City Square and vicinity. Here, only a few late 19th/early 20th century buildings remain to testify to City Square's former glory. These buildings include the Municipal Court House at 2-5 City Square (designed by James McLaughlin, 1913-1915), the Neo-Classical former Charlestown Trust Company building at 6 City Square from c.1910, and the Georgian Revival Army and Navy Y.M.C.A. at Warren Avenue from c.1918.

Open space in the Charlestown East sub-area is limited to the Training Field, the Bunker Hill Monument's 15 acre park atop Breed's Hill, the one acre Bunker Hill Cemetery from 1807, between Elm and Polk Streets, and vacant lots between the Navy Yard and City Square, and along the southern side of Front Street. In addition, the site of a succession of First Parish church buildings atop Town Hill is now a paved, tree shaded terrace enclosed by a brick wall; the Harvard Mall was completed in the early 1940s. The subarea also includes the campus of the 1970s Bunker Hill Community College, once the site of the State Prison. In recent years a contemporary suburban style shopping mall has been developed along the west side of Austin Street.

The subarea encompasses a few sites, a street pattern and a training field which provide physical evidence of pre-1775 Charlestown. Still extant within the subarea, near the head of the old Mishawum peninsula, is the c.1629 street grid on Town Hill designed Thomas Graves. Town Hill's unique semi-circular arrangement around Harvard Street, ranks among the earliest examples of urban planning in the country.

Part of this early street system includes Main Street, the town's principal thoroughfare, and Back Street, now known as Warren Street In addition, Tufts Street dates to the 17th century, originally leading to brick yards bordering the Mystic River. During the 1640s, the Training Field was set out as a community grazing grounds/militia drill area. In 1629, Graves also erected a fort on Town Hill, taken down in c.1670. The Great House, at Market (City) Square, was built as early as 1630 and became the focus of the settlement's civic and religious life, serving as Charlestown's first house of worship and briefly Governor Winthrop's house. Most of Winthrop's party, however, "set up tents and booths about Town Hill."

In 1631, the Great Ferry linked Charlestown with Boston. In 1633 a windmill was erected on Town Hill by Robert Hawkins. At some point, c.1640s, a meeting house was erected at Market (City) Square between the site of the present Municipal Court building and Main Street The first school was erected on Town Hill in 1648.

By the 1640s, extensive commerce had begun, including whale fishery and West Indies trade. The town developed trades closely connected with the sea and shipping, including coopers, ropemakers, and anchorsmiths. The commercial focus of the town developed around the Town Dock at Henley-Wapping Street. Wharves were built, initially by adjacent landowners, on the water to the south of the original settlement. The "wharfing out" extended along the shore to the east, where an inlet and creek provided sheltered anchorage and later became known as the Town Dock. The area was protected by a battery located east on Moulton's Point, presently the site of the Charlestown Navy Yard. Charlestown's first shipyard was erected by Francis Willouby in 1641. The first dry dock in the country was built in 1677-78 by James Russell on inducement from the General Court.

During the 18th century, as the town's population grew, the peninsula's density increased and the area of settlement expanded. From its seventeenth century focus around Town Hill and Town Square, the community grew, extending further along the harbor to the east and west, reaching further inland and extending along the Main road to the neck and the mainland. Waterfront development continued and the Town Dock in particular was transformed from marsh to a multi-fingered inlet, combining municipal frontage with privately owned and developed wharfage. During the 18th century more public buildings were added to the square thereby increasing its symbolic importance -- a new meeting house was built in 1719 and a court house was added in 1734.

On the eve of the Revolutionary War the majority of the residents and structures were located within the Charlestown-East sub-area. On June 17, 1775, the Battle of Bunker Hill took place on the southeastern slope of Breed's Hill. Following the battle, British troops burned the eastern portion of Charlestown to the ground. Of the houses standing before the conflagration, none are known to survive. As the provincial congress wrote to Great Britain in July of 1775, "Charlestown's chimneys and cellars now present a prospect to the Americans exciting indignation." No accurate map of the fire-destroyed area is available for documentation.

After the destruction wrought by the British, the town rapidly returned to its original size. By 1790 its townspeople numbered over a thousand. Postwar housing continued to be built along the old winding streets of Thomas Graves' grid of 1629. The Warren Tavern at 2 Pleasant Street provides evidence that a commercial enterprise of considerable style and substance was operating in the war-ravaged eastern portion of the town as early as 1780. During the late 18th/early 19th century, the Warren Tavern, was the meeting place of Charlestown's first masonic order called King Solomon's Lodge. This organization erected a wooden column commemorating the Battle of Bunker Hill near the site of the Bunker Hill monument.

The rebuilding of Charlestown after the Revolution was spurred on by the opening of the first bridge linking Charlestown with Boston in 1786. Not far from this bridge notable examples of c.1790s Late Georgian and Federal frame and masonry houses remain in the area between the Training Field and Town Hill. The "Thompson Triangle" area, for example, bounded by Main/Pleasant/Warren Streets, contains the Boston area's largest concentration of Late Georgian/Federal frame structures in Boston. The "Triangle" area's structures include two houses associated with Charlestown's prominent Thompson family at 109 (c.1790) and 6 Thompson Street (c.1805). The substantial frame residences of local businessmen John Hurd and John Larkin at 67 Main Street and 55 Main Street, respectively, attest to the stylishness and quality craftsmanship of c.mid-1790s post Revolutionary War Charlestown residences. Further evidence of Charlestown's fairly rapid postwar recovery is to be found at house at 45 Rutherford Avenue built by William Wiley in 1794, with its handsome, pattern book derived entrance enframements, and the split-stone faced houses at 27 Harvard Square (1799) and 92 Main Street (c.1822). Both buildings were built for Middlesex County Sheriff Nathaniel Austin from granite quarried at Outer Brewster Island in Boston Harbor, owned by Austin. 27 Harvard Square served as the Charlestown Dispensary from 1814 until at least 1885. The Austin Block, 92 Main Street, housed the publishing plant of the Bunker Hill Aurora beginning c.1827.

The development of the residential area bordering the southeastern side of the Training Field (Common, Mechanics Row or Elwood Street, Putnam Street) was inextricably bound to the establishment of the Charlestown Navy Yard at Moulton's Point in 1800, as well as to the completion of the Chelsea Bridge/Salem Turnpike in 1802. A number of the early residents of this area worked at the Charlestown Navy Yard or in related seafaring trades. In 1802, the Chelsea Bridge carried the Salem Turnpike across the Mystic River into Charlestown, providing the old Mishawum peninsula with a direct link to Salem and other North Shore communities. The Salem Turnpike Hotel at 19 Putnam (1795) and 16 Common Street (1804) served the Turnpike's travellers as a lodging house during the early 19th century. The section of the sub-area known as Lynde's Point, later Prison Point was developed by Captain Archibald McNeil, ropemaker, between 1804 and c.1815. As early as 1794, Captain McNeil purchased a 20 acre tract at Lynde's Point from the family of Joseph Lynde. Beginning in 1804, Washington Street was set out over McNeil's estate along with Richmond Street (Old Rutherford Avenue), Union Street, Lawrence Street, etc. The house lots bordering these thoroughfares were sold to the Devens, Goodwin, Tufts, Sweetser, Forster, Frothingham, Edmands, Warren, Barker, Harris, Wiley, and Kendall families. Important survivors from this period include houses belonging to cordwainer James Warren (40 Washington Street, an extensively rebuilt Federal with ample side garden, c.1804), to Robert Sisson, Morrocco leather dresser (117 Old Rutherford Avenue, 2-story 5-bay x 2-bay Federal house with hip roof, c.1809), important Boston-area furniture manufacturer Jacob Forster (half gambrel roofed house at 19, 21 Union Street, c.early 1800s) and Apollos Field, painter (brick ender at 30 Union Street, c.1814/1815). The last mentioned house was designed by Asher Benjamin.

During the late 18th century the section of the sub-area between Winthrop and Wood Streets was pastureland owned by the Wood, Green, Cordis, Kendall, Kettel and Soley families. Scattered throughout this area are substantial Federal houses which retain remnants of once ample grounds. Although drastically altered from its original appearance, the Samuel Dexter mansion at 14 Green Street (1791), now the home of the Charlestown Community Center) manages to convey something of its former grandeur via form, elegant entrance enframements, and the remains of a terraced garden. Samuel Dexter was a member of both houses of Congress, as well as Secretary of War and of the Treasury under President John Adams. Dexter is said to have been instrumental in securing the Navy Yard for Charlestown.

Still extant at 32 Cordis Street (c.1801) is the frame Federal mansion house of soap and candle manufacturer Frances Hyde. His factory was located on the site of the present Saint Mary's Roman Catholic Church. This house retains a portion of a garden/bird sanctuary which sloped southw toward Warren Street.

In 1835, Charlestown's third major fire destroyed a large portion of the section between City Square and the waterfront (Joiner, Call, Chambers Streets). The fire meant that "a very combustable and dangerous neighborhood must now give way to more substantial and commodious buildings on an improved plan." The "improved plan" was authored by important early 19th century surveyor Alexander Wadsworth (credited with the layout of Pemberton Square in Boston, c.mid 1830's). Immediately after the fire, a committee headed by Ebenezer Breed was formed to evaluate the laying out of new streets and "significantly widening, altering or discontinuing old streets." Park Street (then called Warren Street) was widened, along with Main, Joiner and Chambers Street The only surviving block from the so-called "burnt district" is the group of c.late 1830's brick and frame houses at 11-25 Park Street

By the early 1830's, the earliest subdivision of pasture land was occuring in the section of Breeds Hill between High and Bartlett Street, west of what is now Monument Square. Beginning c.1830 the Benjamin Swift estate was carved up into house lots and Cross Street was laid out. Survivors from the earliest phase of the Swift estate subdivision include the late Federal 10 Cross Street with its ample, tree shaded, granite bordered side yard and 27, 29 Cross Street, an altered double house with interesting proportions and curious entrance enframements.

By 1839, the Bunker Hill Monument Association had abandoned its plans to preserve its extensive land holdings on top of Breeds Hill on an open battlefield memorial. In 1839, the B.H.M.A. began to sell its 115 houselots bordering Monument Square at public auction. This tract had been surveyed for house lots in 1839 by Samuel Felton and George Parker. Their plan was based on a scheme drawn up by Solomon Willard in 1834. The plan laid out smaller lots on streets beyond the square (e.g. Lexington, Monument and Concord Streets) for artisans and the middle classes. Well-preserved examples of moderately scaled houses in this area include the Greek Revival frame dwelling of blacksmith Samuel G. Underhill at 11 Concord Street (early 1840's) and the H.A. Rice built Greek Revival house at 7 Lexington Street (mid 1840's). The lots bordering Monument Square were larger and subject to deed restrictions. The restrictions were created to insure the design and maintenance of an ornamental square whose architecture would produce a dignified setting for the monument and whose residents would be socially elevated and financially stable. Monument Square was built up with mansion scale houses between 1847-1890.

Many of these houses were architect designed with fine examples such as N.J. Bradlee's Greek Revival house at 16 Monument Square Square from 1854, master builder John B. Wilson's Italianate houses at 17, 18 Monument Avenue from 1862, and Lewis Weissbein's High Victorian Gothic rowhouses at 31, 32 Monument Square from 1879.

During the 1840's several mansion house estates were subdivided on the southeast slopes of Bunker Hill, including the George A. Kettel, Ebenezer Breed and Samuel Townsend estates. As early as c.1841, George Adams Kettel began to carve up his estates into house lots, laying out Chestnut Street through the center of the development. The frame Greek Revival houses at 51-65 Chestnut Street are significant as an early, relatively extensive development of identical suburban houses. The Ebenezer Breed estate was subdivided in 1846 and encompasses 34 lots bordering Mt. Vernon Street The oldest houses on this street are situated near the crest of Breed's Hill on Mt. Vernon Streets, all dating to the late 1840's. The Ebenezer Breed House was located on the site of the Georgian Revival apartments at 36-42 Mt. Vernon Street. Lower Chestnut Street between Adams Street and Lonney Way was known as Shippey Street during the early 19th century and was bordered by the estate of Samuel Townsend until its subdivision into house lots c.late 1840. The masonry row at 14-18 Chestnut Street stands on former Townsend lands. Adams Street, bordering the northern side of the Training Field, was developed with luxury housing between c.1849-1852. 9-12 Adams Street represent the earliest substantial masonry row in Charlestown, dating to late 1870's. Along with the Shadrach Varney - developed 7-23 Harvard Street, Dexter Row at Thompson Square (1836), Union Block (112-116 Main Street), these masonry rows prophesized the intensive late 1840's urbanization of the sub area. This urbanization was spurred on by the opening of the free bridge to Charlestown in 1836, the coming of the Charlestown Branch of the Fitchburg Railway in 1837, the Boston and Maine Railroad in 1845 and the Eastern Grand Junction Railroad in 1854.

In addition, the waves of European immigrants settling in the Boston area beginning c.1845 triggered residential expansion in outlying areas such as Charlestown. Certain ecclesiastical and institutional buildings within the sub area are products of Charlestown's rapid mid 19th century growth.

The Greek Revival brick and granite trimmed Harvard and Winthrop Schools at 47 Harvard Street and 110 Bunker Hill Street, respectively, were built soon after Charlestown's incorporation as a city ln 1847. The Richard Bond - designed Early Gothic Revival Street John's Episcopal Church was the first Episcopal Church in Charlestown (1841). As early as 1828, Charlestown's first Street Mary's Roman Catholic Church had been built on Richmond Street at Lynde's Point (Old Rutherford Avenue between Union and Austin Streets) to serve the Catholic workers employed at the Charlestown Navy Yard and the glass works of East Cambridge.

The layout of Monument Avenue in 1854-1855 was a measured response to rapid urbanization within mid 19th century Charlestown. During the early 1850's, concerned Charlestown citizens, mainly members of the Bunker Hill Monument Association, petitioned the Mayor to set out an ornamental thoroughfare over the last remaining pastureland on the southwestern side of Breed's Hill, between Monument Square and Warren Street (later extended to Main Street). This street was to have the Bunker Hill Monument as its focal point. Many of its buildings - including 15-45 Monument Avenue and 47, 49 Monument Avenue, were built by prolific mid 19th century Charlestown builders John B. Wilson and Charles Wilson. The Wilson Brothers were also responsible for the substantial bowfront houses at 44, 46 High Street (1850), built for prominent manufacturer Edward Lawrence and Timothy T. Sawyer, respectively.

During the late 1850's Waverly Magazine publisher Moses Dow developed an enclave of elegant Italianate Mansard townhouses at 18-24, 34-38 Harvard Street and 1-4 Harvard Pl. Dow's residential enclave was called a "courageous project for the improvement of Charlestown property." Furthermore, he was credited by a newspaper reporter as having transformed Harvard Street from "an undesirable locality to a select neighborhood". Along with Dow's Waverly House (publishing Company/hotel) at City Square, built in the 1860's.

During the mid 1860's, George Washington Warren, prominent Charlestown lawyer, jurist and member of the Bunker Hill Monument Association, proposed that Park Street should be extended on a diagonal from Warren Street to Common Street, crossing the Training Field and terminating at Monument Square. Warren envisioned a Monument Avenue-like approach to the Bunker Hill Monument lined with fashionable Mansard townhouses. Warren's plan was never adopted. Instead, Park Street was cut through only from Warren to Common Street. Park Street's 1868 extension necessitated the rearrangement of early-mid 19th century houses in the area, houses once bordering Stebon Court off Henley Street were realigned to face the new segment of Park Street This realignment resulted in an impressive, regimental row of Federal and greek Revival houses representing numbers 45, 47, 51, 53, 55 and 52 Park Streets This new arrangement reinforces the late 18th and early 19th century of the Training Field's southeastern side.

By the time of Charlestown's annexation to Boston in 1874, most of the Charlestown-East sub-area's lots had been built-up with residential structures. Affluent neighborhoods remained stable around Monument Square and High Street.

The long-delayed opening of the Hoosac Tunnel in 1875 connected the Fitchburg Railroad with the great western trunk roads. Previously just a local road, the Fitchburg was transformed into the port's major freight carrier. This line developed the old Frederic Tudor ice warves and the principal exports of the Charles River waterfront became livestock, provisions, grain and apples. After 1880, the docks, by then corporately owned and renamed after the Hoosac Tunnel, were lengthed and widened for steamship use. Still extant at 25 Constitution Way is a c.1875 masonry Hoosac storage facility.

No other section of the sub area has been altered in appearance as many times as City Square. By the mid 1860's, Charlestown (later City) Square had ceased to function as a marketplace. The c.1780 "Mansion House" Hotel, once the Russell Family residence, was torn down, along with several other decaying building by Moses Dow. In c.1865, he erected the Waverly House, a large and elegant masonry Second Empire hotel/magazine publishing house. In 1868, George Washburn erected the stately and stylish Second Empire City Hall (now the site of the Municipal Court Building). By that time, an oval park with ornate cast iron fence and three-tier fountain had been set out at City Square. By the early 1900's, the West End Elevated railways tracks had encroached upon the Victorian Park. In 1913, the old City Hall was demolished and a less architecturally distinguished Georgian Revival Municipal Court House was built in its place.

Today, City Square's handful of early 20th century buildings face a bleak wasteland of elevated highways and vacant lots. Underway is the vast North Area/Central Artery Depression project that will removed the overhead ramps of Routes 93 and 95 in underground tunnels and new ramps set over the Boston Sand & Gravel property. Eventually, City Square will return to the more human scale and orientation as evidenced in its 19th century incarnation.

II. METHODOLOGY

General Procedures

The Charlestown Preservation Study consisted of three procedures: field survey, documentary research, and evaluation. The field survey of all properties within the study area was conducted on foot. Approximately 5000 structures were visually surveyed. In addition, the style, material, and type of each building were recorded on a 100-scale, figure 5 photogrammetric base map. The second procedure involved documentary research using Boston archives, libraries, Suffolk and Middlesex County Deeds, and relevant respositories, to investigate primary and secondary sources. The third procedure was evaluation of the entire survey which resulted in identification of building, sites and districts which meet the criteria for Landmarks designation, National Register nomination, or further study.

Buildings or areas of particular historic and/or architectural significance were recorded using the standard Boston Landmarks Commission Building Information form (Appendix I). Buildings selected for inclusion in these forms were marked on a 400-scale map by black dots with accompanying notations of inventory form numbers.

Charlestown was divided into two sub-areas for study over a two year period: Phase I: West - Sullivan Square to School Street. Phase II: EAST - School to Chelsea Street .

Recording and Evaluation

Individual Buildings - Approximately 400 Building Information Forms were completed for individual structures and certain blocks or rows, using the following criteria in the selection process:

1. Uniqueness in Charlestown
2. Good examples of an architecutural style and/or property type
3. Association with important national or local events or personalities
4. Prominent visual landmarks

Districts - Were evaluated on the basis of the distinctiveness of individual buildings and cohesiveness of the streetscape, and in some instances, the historical significance of the area. Whenever possible, buildings were grouped into National Register districts rather than singled out for individual listing

The Navy Yard had previously been studied and surveyed as part of the transfer from the Federal Government to the City. That documentation is located at the BRA, NPS, BLC and National Archives.

Research Procedure

Research was focused on determining date or date range, architect and/or builder, original property owners and original appearance of buildings recorded on individual forms, as well as sequence of neighborhood development and street development pattern. The investigation procedure followed these general stages:

1. Field observation and building description.
2. Examination of building permits.
3. Examination of maps, and atlases, using the collections at the Boston Public Library, Boston Athenaeum, Bostonian Society, S.P.N.E.A., and Massachusetts State Library.
4. Examination of Boston directories, as well as histories of Charlestown.
5. Deed research at the Suffolk and Middlesex County Registries of Deeds.
6. Examination of local newspapers including the Boston Transcript, Boston Globe, Charlestown Enterprise, and the Boston Pilot.
7. Examination of photographs and views in the collections of the Boston Public Library-Print Department, the Society for the Preservation of New England Antiquities, and the Bostonian Society.

Photography - Photographs were taken for buildings described on individual Building Information Forms.

Information Organization - The 100-scale map (Building Style/Material/Type) and copies of all buildings information forms will be kept on file at the office of the Boston Landmarks Commission and will be available for consultation. Building information forms are organized in loose-leaf notebooks and are further arranged alphabetically by street address. These building Information Forms, which are numbered using a system adopted for all survey and inventory purposes in Boston (Part Two, III), are also available for study at the Boston Landmarks Commission. Duplicate building information forms also will be kept on file at the Massachusetts Historical Commission, The Boston Public Library-Fine Arts Department and Charlestown Branch, The Bostonian Society, the Boston Athenaeum, the Library of the Society for the Preservation of New England Antiquities, the Library of the Boston Redevelopment Authority, the Charlestown Preservation Society, and the Charlestown Historical Society.

A file on architects, builders, and developers active in Charlestown was organized with information recorded on 3x5 index cards and subsequently transferred to typed listing arranged alphabetically by name. This list will be available for consultation at the Landmarks Commission and copies at the agencies and institutions previously listed.

BOSTON LANDMARKS COMMISSION
EVALUATION OF SIGNIFICANCE SYSTEM
with Criteria and Explanation of Groupings

I. Highest Significance

Buildings in Group I are considered to have national significance

*as buildings associated with Boston history, particularly the Colonial and Revolutionary War periods,

*as nationally known examples of the work of Boston architects, or

*as examples of particular building styles or types which became prototypes for similar buildings throughout the nation or which are rare prototypes throughout the nation.

All buildings in this category merit designation as Boston Landmarks and as individual listings in the National Register of Historic Places, and in the State Register of Historic Places. Designation as a Boston Landmark involves protection against demolition and involves design review of proposed exterior alterations. Outstanding interior spaces can also be specially designated as Landmarks. Listing in the National Register provides more limited protection against demolition or adverse impact from Federal action and allows owners to take advantage of Federal income tax incentives for rehabilitation. Listing in the State Register provides building with similar protections from State action, but it carries no incentives.

II. Major Significance

Buildings in this category are considered to have highest significance to the City of Boston, the Commonwealth and the New England Region

*as the city's most outstanding examples of their style or building type, distinguished for high architectural quality and high degree of intactness,

*as early or rare examples of the use of a particular style or building technology in Boston,

*as the best examples of the work of major Boston architects,

*as buildings outstanding in their setting, with particular urban design value, or

*as buildings of the highest regional or local historical significance.

Although often less well known than buildings in Group I, these buildings are considered to meet the criteria for designation as Boston Landmarks, as well as being potentially eligible for individual listing in the National Register of Historic places and the State Register of Historic Places. Designation as a Boston Landmark involves protection against demolition and involves design review of proposed exterior alterations. Outstanding interior spaces can also be specially designated as Landmarks. Listing in the National Register provides more limited protection against demolition or adverse impact from Federal action and allows owners to take advantage of Federal income tax incentives for rehabilitation. Listing in the State Register provides building with similar protections from State action, but it carries no incentives.

III. Significant

All buildings in Group III are considered to be of significance to the City of Boston

*as fine examples of the work of Boston architects

*as buildings which make an important contribution to the character of a street or area

*as buildings with strong historical associations with major Boston industries, organizations, institutions, or events, or

*as fine examples of a particular style or building type.

There are a large number of buildings in this group. Some may meet the criteria for designation as Boston Landmarks, and these have been subcategorized as Group III, Further Study. If finding after further study that buildings are significant to the Commonwealth, or the New England region as well as to the City of Boston, they may be designated as Landmarks.

All buildings in Group III are considered eligible for individual or district listing in the National Register of Historic Places and as such would also be eligible for listing in the State Register of Historic Places. Listing in the National Register provides all Group III buildings with limited protection against demolition or adverse impact as the result of Federal action and also allows owners to take advantage of Federal income tax incentives for rehabilitation. Listing in the State Historic Register provides buildings with similar protections from State action, but it carries no incentives.

IV. Notable

Buildings in Group IV are considered important to the character of their particular street, neighborhood, or area

- *as an integral part of a visually cohesive streetscape or integral element within a district,
- *as buildings with some individual architectural distinction, whether because of their materials, craftsmanship or detailing,
- *as the best examples in their area of a particular style or building type, or
- *as buildings with some local historical significance.

Buildings in Group IV are not considered significant enough to be designated as Boston Landmarks or to be listed individually in the National Register of Historic Places, or State Register of Historic Places. If they are located within a National Register District, the building owner is allowed to take advantage of Federal tax incentives for rehabilitation. The property is protected from adverse impacts as a result of Federal or state action through an environmental review process.

V. MINOR

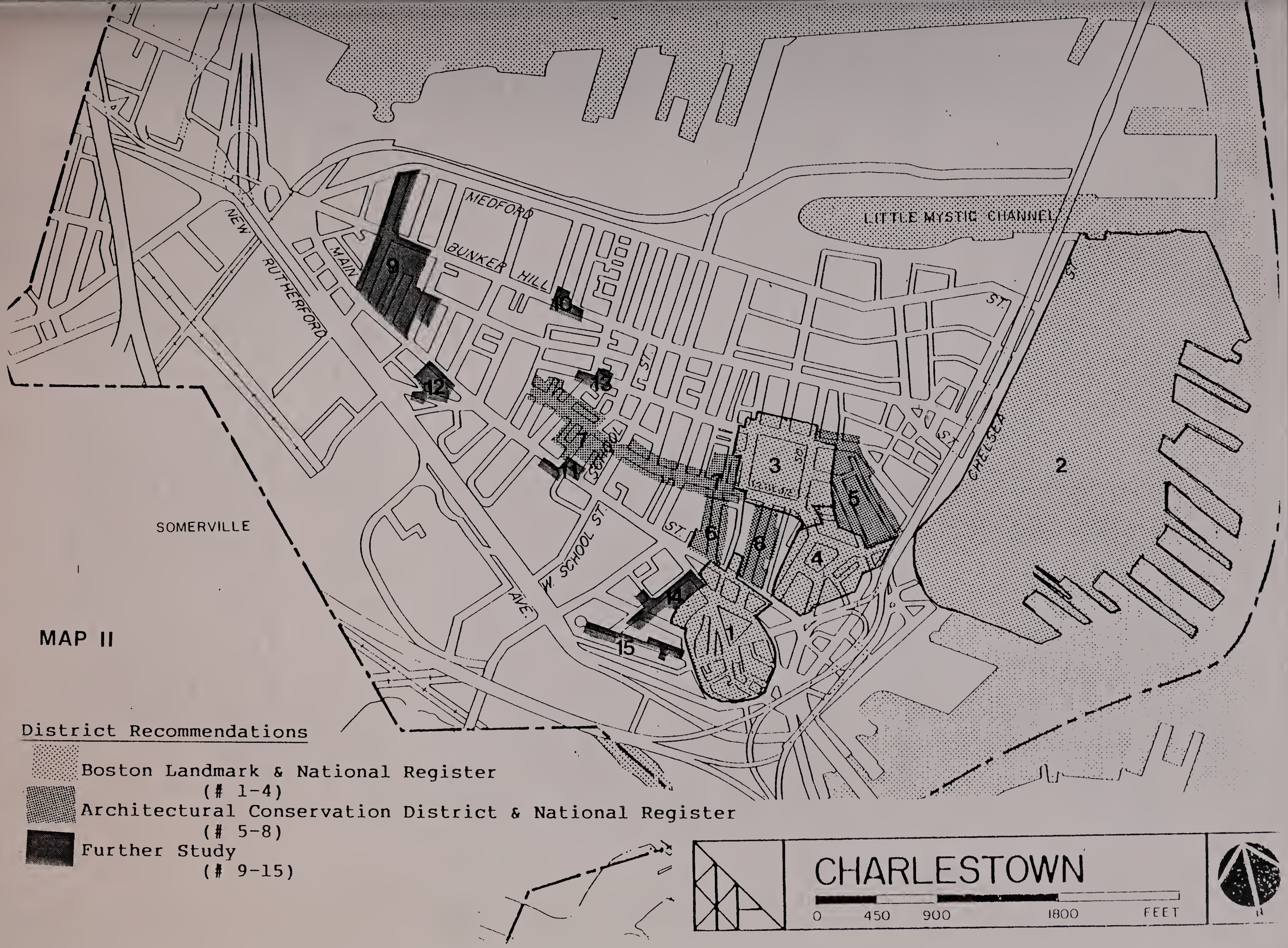
Buildings in Group V are of little architectural or historical interest but may be considered to make a minor contribution to the streetscape

- *as buildings which are compatible with surrounding structures in scale, style, materials or fenestration patterns, or
- *as buildings with some architectural interest or integrity.

Buildings in Group V are not considered eligible for designation as Boston Landmarks or for individual listing on the National Register of Historic Places. If they fall within a National Register District and the building is considered to have enough integrity and relate sufficiently to the significance themes of the nominated district, the building owner is allowed to take advantage of Federal tax incentives for rehabilitation. The property is protected from adverse impacts as a result of Federal or state action through an environmental review process.

VI. Non-Contributing

Buildings in Group VI are considered to be visual intrusions, incompatible with the surrounding urban fabric. If these buildings are located within National Register districts, they can be exempted from tax penalties for demolition and they are not eligible for tax incentives for rehabilitation.


MAP II

District Recommendations
Boston Landmark & National Register (# 1-4)
Architectural Conservation District & National Register (# 5-8)
Further Study (# 9-15)
CHARLESTOWN
0
450
900
1800
FEET
SOMERVILLE
LITTLE MYSTIC CHANNEL
MEDFORD
BUNKER HILL
MAIN
NEW RUTHERFORD
AVE.
W. SCHOOL ST.
SCHOOL
ST.
CHELSEA
ST.
1
2
3
4
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6
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14
15

III. RECOMMENDATIONS

As outlined in the Methodology section, the survey results were evaluated for architectural and historic significance. Based on this evaluation, recommendations for preservation activity were made by the consultants. The recommended activities consist of listing of individual buildings and districts in the National Register of Historic Places and designation as Landmark or Architectural Conservation Districts by the Boston Landmarks Commission. The recommendations of properties and brief descriptions of their architectural characteristics follow.

A. DISTRICTS (shown on Map II)

Districts Meeting Criteria for National Register Listing and Boston Landmark Designation:

1. Town Hill District (listed in the National Register; merits Boston Landmark district designation & has been petitioned for Architectural Conservation District; the petitioned boundaries differ slightly from the existing National Register district.) General boundaries include: City Square, Main Street (even numbers only to 58; both sides of Main Street to #107; odd numbers only to #127), 6-14 Winthrop Street, Warren Street, Old Rutherford Avenue - even numbers only #'s 20-35). (Map 28N - 12E).

Qualifies as compact area of architecturally/historically distinguished - primarily residential properties ranging from c.1780 Warren Tavern to c.1915 Municipal Bldg. at City Square. District contains 17th century Town Hill Street pattern. Fine collection of wood-frame and masonry Late Georgian, Federal style houses. Group of Late Federal/Greek Revival houses represent first extensive urban masonry row in Charlestown. In addition, important late 1850's Mansard developement. District also encompasses gambrel roofed late Georgian dwellings, Austin Block, Charlestown Dispensary, Saint John's Episcopal Church, and the Wiley House.

2. Charlestown Navy Yard (Already National Historic Landmark; merits Boston Landmarks District designation.) General Boundaries include: Water Street, Chelsea Street, Boston Harbor, and Hoosic Pier. (Map 28N - 13E, 29N - 13E)

The Charlestown Navy Yard, previously studied and surveyed as part of the transfer from Federal to City ownership, encompasses 65 acres at the southeastern corner of Charlestown, adjacent to the Mystic/Tobin Bridge. The Charlestown Navy Yard at Moulton's Point dates to 1800. It possesses a unique, remarkably extensive collection of early to mid-19th century granite and brick buildings, including the unique Ropewalk and Forge & Foundry, early 20th c. industrial structure, the *U.S.S. Constitution* ("Old Ironsides") (individually listed as a National Historic Landmark) and various maritime resources. The southerly third of the yard has become part of the Boston National Historical Park.

8. Monument Ave. District
General boundaries include: 15-67, 22-60 Monument Avenue (back lot lines 22-60, 63-47, also includes masonry mansard row at 8, 10, 20-36 Soley developed in conjunction with row at 17-45 Monument Avenue) and 59 Warren Ave. (Map 28N - 12E).

Considered eligible as mid-19th century residential development. Important as early example of City Beautiful planning. Monument Avenue was set out in 1854-1855 and represents conscious attempt to provide community with ornamental thoroughfare with Bunker Hill Monument a focal point. Several rows on this street represent the work of prolific Charlestown builder John B. Wilson. Charlestown's finest example of a masonry Romanesque Revival/Georgian Revival townhouse is located at 60 Monument Avenue. The c.1871 masonry townhouse exhibits an interesting combination of a traditional bowfront and an irregular, "stepped-back" main facade with Gothic details. Features including a corner 2nd floor oriel with quatrefoil panels and Gothicized dormer treatments. This house represents the work of prolific mid-late 19th century housewright Robert R. Wiley.

Districts requiring further study prior to recommendations as National Register listings or Landmark Commission designations:

9. Auburn Street/Baldwin Street District
   Includes 397, 399 Main Street, 1-21 Auburn Street and 8-32 Auburn Street, 401-411 Main Street, Albion Place. Armory Street, both sides of Baldwin Street from Main to Medford Street and Armory at 374-394 Bunker Hill Street (Maps 30N - 12E, 29N - 12E, 29N - 11E)

Area of primarily Greek Revival and Italianate masonry row house dating from c.1845-1870 with some early 1840's frame Greek Revival houses bordering Albion Place. Most notable, the Crafts House at 20 Albion Place, the only Greek Revival house in Charlestown with a monumental columned side porch. District also encompasses the Bunker Hill School (individually listed) at corner of Bunker Hill and Baldwin Streets and the Armory, built c.1910.

10. Bunker Hill St. District
    Generally includes 276-294 and 285-295 Bunker Hill Street (Map 29N-12E).

Qualifies as linear district of well-designed masonry townhouses representing the Greek Revival, Italianate, Mansard styles. Particularly noteworthy is the stately, late Greek Revival double house at 284, 286 Bunker Hill Street built c.1855-56 by Charles P. Brooke for three Boston fish dealers.

11. Main Street Commercial District
    General Boundaries include: 253 - 271 Main Street and 250-260 Main Street (Map 29N-12E)

Essentially intact remnant of once extensive commercial district between Thompson and Hancock Squares. This small node of commercial/residential buildings includes a relatively rare Boston area example of a substantial Italianate/Mansard block at 265-271 Main Street from c.1856).

12. Middlesex Canal District
    360-380 Main Street, 5-43 and 10-22 Essex Street and 3-9 Lyndeboro Place. (Maps 29N - 12E, 29N - 11E)

Qualifies as pocket of mid 19th century frame and masonry Greek Revival and Italianate houses with historical associations to the Middlesex Canal. Essex, formerly Canal Street, originally terminated at the Mill Pond, the Middlesex Canal's Southern Terminus. The c.1835 double "brick ender" Greek Revival house at 374-376 Main Street is the only surviving structure related to the Middlesex Canal in the Boston area. This house was the residence of James K. Frothingham. Middlesex Canal Company treasurer and Thomas Greenleaf, lock tender (later carpenter).

13. Sullivan St. District

Generally includes 52 Sullivan Street, 87-91 and 90-92 Bartlett Street, and 57, 59 Sullivan Street (Map 29N - 12E).

A cluster of architecturally significant residential buildings anchoring their corners at Sullivan/Bartlett Street intersection. Particularly noteworthy is the substantial double Greek Revival frame house at 57, 59 Sullivan Street and the masonry, mansion-scale mansard house at 52 Sullivan Street from c. 1863.

14. Union Street District

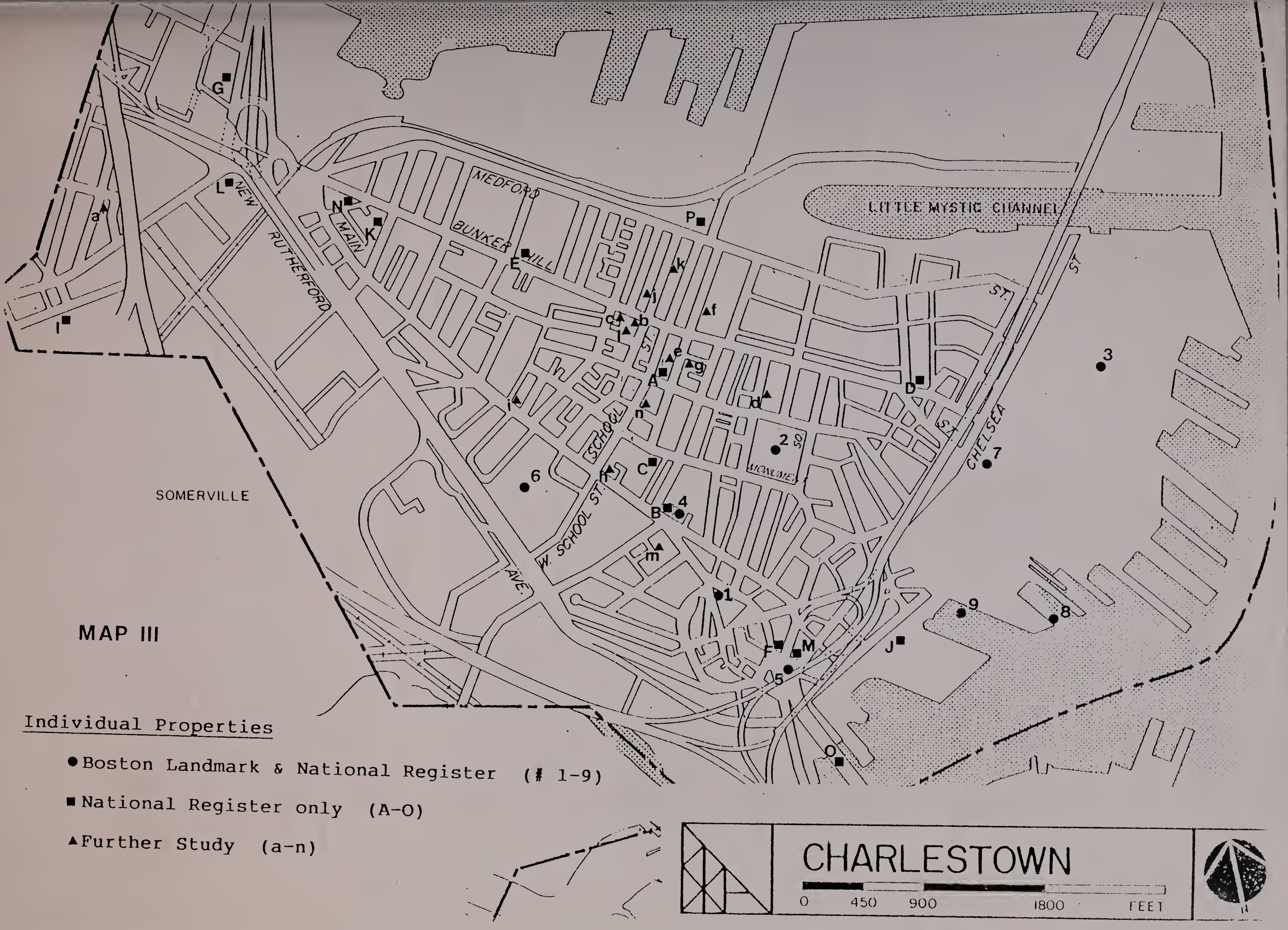
General boundaries include: 108, 112-116 Main Street, 9, 11, 13, 19-31, 35, 37, 39 and 30 Union Street and 117 Old Rutherford Avenue (Map 28N-12E)

A node of primarily masonry, early 19th century housing. Federal style well represented with good frame examples at 117 Old Rutherford Avenue and 19-21 Union Street. Particularly noteworthy is the masonry double house at 31 Union Street, built c.1807-1810, the only double Federal masonry house with both halves extant, and the trio of modestly scaled rowhouses with arched entrances at 7, 9, 11 Union Street (c.1827/28). District includes birthplace of Col. Charles Devens, Attorney General of U.S. in Rutherford B. Haye's Cabinet, constructed in 1815. Also located within district boundaries are the Greek Revival bowfront townhouses at 35, 37, 39 Union Street (c.1850).

15. Washington St. District

General boundaries include: 25-39, 40, 76-86 Washington Street, (Map 28N-12E)

The southerly segment is an enclave of modestly scaled masonry row houses and single family frame dwellings dating from c.1804 - 1840. This small area was part of a 20 acre tract developed by Capt. Archibald McNeil starting c.late 1790's/early 1800's. Oldest structure in enclave is the extensively rebuilt frame house at 40 Washington Street, built c.1804. The northerly segment qualifies as remnant of architecturally important late Federal/ Greek Revival masonry row, part of Charlestown Wharf Company development along Washington and Lynde Streets, bordering the Charles River, built c.1838.


CHARLESTOWN
0 450 900 1800 FEET
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SOMERVILLE
LITTLE MYSTIC CHANNEL
MEDFORD
BUNKER HILL
MAIN
RUTHERFORD
NEW
AVE.
W. SCHOOL ST.
SCHOOL ST.
MONUMENT SQ.
CHELSEA ST.
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MAP III

Individual Properties

- ●Boston Landmark & National Register (# 1-9)
- ■National Register only (A-O)
- ▲Further Study (a-n)

B. INDIVIDUAL PROPERTIES (shown on Map III)

Individual Properties Meeting Critieria for National Register Listing and Boston Landmark Designation:

Generally, properties if within a recommended district boundary are not recommended individually.

1. Austin Block, 90-92 Main Street (Map 28N - 12E)

Already a designated Boston Landmark and listed in the Town Hill National Register District, the 1822 Austin Block is significant in its association with an early Charlestown newspaper, the Bunker Hill Aurora, and the Nathanael Austin family, and for its rare splitstone construction materials from the Outer Brewster island, owned by the Austin family.

2. Bunker Hill Monument, Monument Square, (Map 28N - 12E)

Already listed as a National Historic Monument and within the Monument Square District, the granite obelisk marks the site of the revolutionary war battle. Designed by Solomon Willard in 1825, it is now part of the Boston National Historical Park.

3. The Chain Forge and Foundary, Building 105, Charlestown Navy Yard (Map 29N - 13E)

Built in 1904, the building is the location of the manufactore of "die-lock chain, invented in 1926 by two shipyard employees. The sturdy chain was used as anchor chain for destroyers, enabling ships to anchor considerably further out at sea than other chain allowed; this provided a key strategic advantage to the ocean going fleet.

4. Charlestown Savings Bank, 1-4 Thompson Square, (Map 28N-12E)

Designated a Boston Landmark, this 1876 bank structure is significant as a remarkably intact High Victorian Gothic commercial block originally housing the bank and a Masonic Hall, two institutions long identified with the community; it is now adapted to new uses.

5. Great House Site - City Square - (Map 28N - 12E)

The archaeological site of the Great House is significant in illustrating Charlestown's and the Commonwealth's earliest settlement. The site of the Great House/Three Cranes Tavern was documented through the Central Area North Roadway process. It represents the site and foundations of the structure presumably created in 1632 by members of the Massachusetts Company under supervision of its engineer, Thomas Graves, for use as the seat of government in the Massachusetts Bay Colony. The Great House is known to have served both the house and court of Governor John Winthrop. Shortly after Winthrop resettled the company across the river, the building become the Three Cranes Tavern, which lasted until the burning of all Charlestown property in 1775 by British troops.

6. Phipps Street Burial Ground, Phipps Street, (Map 28N - 12E)

Already listed, the significance of the Burying Ground lies in its early establishedment in the town on Charlestown in 1630, its association with John Harvard, and the numerous examples of 17th, 18th, and early 19th century funerary sculpture including gravestones and tombs.

7. The Ropewalk, Chelsea St between Gates 4 and 5, Charlestown Navy Yard, (Map 28N - 13E)

Already listed as part of Charlestown Navy Yard, the Ropewalk is significant as the country's only remaining granite ropewalk and for its construction and nearly exclusive use for the manufacture of rope for the U.S. Navy. Designed by Alexander Parris in 1834.

8. U.S.S. Casson Young, Pier 2, Charlestown Navy Yard

Already listed individually, this destroyer class warship represents one of the types of ships constructed during World War II in the Navy Yard.

9. U.S.S. Constitution, Pier 1, Charlestown Navy Yard,

The Frigate Constitution, built in the North End, in 1795, is best known for its strength in the War of 1812. It is the flagship of the First Naval Fleet. and was popularized by Oliver Wendall Holmes in 1833 as Old Ironsides in a poem designed to rally preservation spirit for the vessel.

Properties Meeting Criteria for National Register Listing only:

RESIDENTIAL

A. 57 Bartlett St. (Map 29N-12E)

Qualifies as substantial, 3-story brick and frame Federal house, prominently sited on Salem Hill. Probably represents the work of housewrights Oliver Holden and Robert Wart, built c.1805

B. 2, 3, 4, Dexter Row (Map 28N-12E)

Considered eligible as architecturally significant remnant of important row of Greek Revival townhouses; ranks among earliest examples of the urban masonry residential block. Built c.1836 Dexter Row's lots were carved from the old Samuel Dexter Estate at 14 Green Street Over time Dexter row has been something of an important Boston area Medical Center with several prominent doctors residing here during the mid-late 19th century.

C. 58 High Street, Francis Austin House (Map 28N-12E)

Already Listed, this frame mansion house is a fine example of Italianate Mansard development associated with prominent Charlestown family, the Austins.

CHURCHES

D. Saint Catherine of Siena Roman Catholic Church Complex Vine, Tufts, Corey Streets (to back lot lines of Saint Catherine Grammar School and Convent) (Map 29N-13E).

Encompasses architecturally distinguished masonry buildings associated with Romanesque Revival Street Catherine of Siena's Roman Catholic Church (built c.1887-92 from designs provided by Charles J. Bateman). In addition to the church, the complex includes Parochial residence (presumably designed by Bateman) and an early 20th century Rennaissance Revival Grammar school and convent.

E. Saint Francis De Sales Roman Catholic Church Complex 303-325 Bunker Hill Street and Saint Francis De Sales Grammar School at 340 Bunker Hill Street District also includes Catholic cemetery to rear of Saint Francis De Sales Church. (Map 29N - 12E)

Considered eligible as architecturally/historically significant mid-late 19th century Roman Catholic Church complex. Charlestown's second Roman Catholic Church built 1859-1861 from designs provided by the leading church architect Patrick C. Keeley of Brooklyn, New York. Church is designed in "Celtic Revival" style, constructed of local bluestone with interesting cast iron entrance enframement complex contains mansard Parochial residence (1881), the Romanesque Revival Street Francis De Sales School (1894) and the Georgian Revival Convent (1901) - all designed by

Charles J. Bateman. To rear of Parochial residence is a Catholic burial ground (organized c.1830) which provides a glimpse of the rocky, upland pasture that once characterized Bunker Hill's steep northeastern slopes. The church spire is the major landmark on Bunker Hill.

COMMERCIAL PROPERTIES

F. Roughan Hall, 15 - 18 City Square, (Map 28N - 12E)

Already listed, this large block, constructed in 1892 and enlarged in 1896 and designed by Arthur H. Vinal, is significant as one of the few remaining "hall's" in the city and as a fine example of late Italian Renaissance revival vernacular commercial architecture.

INDUSTRIAL

G. 60 Alford St. (Map 30N-11E)

Considered eligible as rare Boston area example of a late 19th century varnish factory, known as the Wiltmore Wright Varnish factory. T-shaped masonry, mansard-roofed industrial building built in two shapes during the late 1870's and 1880's. Remnant of formerly extensive late 19th century Sullivan Square industrial area.

H. 24 Roland St. (Map 29N-11E)

Former Crosby Steam Gage and Valve Company complex in a well-preserved example of late 19th/early 20th century Boston area masonry industrial/utilitarian architecture (evolved c.1888-1925) which exhibits elements of Panel Brick and Queen Anne styles. Founded in 1874 by George H. Crosby and Joshua H. Millett, by the early 1900s this company was selling steam gages and valves to clients in Europe, Mexico, Central America and South America as well as the Western U.S. The Crosby Plant was first of half dozen or so industrial complexes bordering Roland Street

I. 40 Roland St. (Map 29N-11E)

Qualifies as mostly intact example of Charlestown brewery - designed by Hettinger and Henchman for the Puritan Brewery in 1898. Architecturally significant Romanesque Revival brewery building, the last of Charlestown Neck's many brewery structures.

J. Hoosic Stores 1, 2, & 3 (rail connection), 25 and 115 Water St (Map 28N-13E)

Already listed, these red brick warehouse structures, built in 1895 and 1987, respectively, are significant as unusal remnants along Boston's waterfront, of the once thriving complex of docks, wharves, grain elevator, rail facilities that was located here. The Hoosic stores were built by the Fitchburg Railway as storage for woolen goods en route between the adjacent Hoosac Docks and the railroads facilities in Western Massachusetts, now available through the Hoosac Tunnel, making the line the shortest to the West.

INSTITUTIONAL

K. Bunker Hill School, 65 Baldwin St. (Map 29N - 11E)

Already listed, this school, built in 1866 and designed by James Rand, is significant in representing the growth of Charlestown after the Civil War, reflects new interest in school planning, and is the only remaining Second Empire School structure in Charlestown.

L. Benjamin F. Tweed School, Cambridge Street. (Map 30N-11E)

Qualifies as architecturally significant Georgian Revival primary school building designed by important Boston based architect Edmund Marsh Wheelwright. Built in 1894, the former Tweed School (now the Jesuit Center) is identical to the Margaret Fuller School on Glen Road in Jamaica Plain.

M. William H. Kent School - 23A Moulton (Map 29N-13E)

Considered eligible as architecturally significant example of primary school combining Georgian Revival form and symmetry with Gothic elements -- e.g., pointed archas above entrance and windows. Building designed by Edmund Marsh Wheelwright, important Boston-based late 19th/early 20th century architect credited with the design of Horticultural Hall and Jordan Hall.

MUNICIPAL

N. Engine #32 Firestation/Charlestown Working Theatre, 354 Bunker Hill St. (Determined Eligible for National Register)(Map 30N-11E)

Qualifies as architecturally significant, Charles J. Bateman-designed fire station. Good example of Queen Anne masonry Firestation architecture with interesting hose drying tower. Built in 1883-184.

SPECIAL USE STRUCTURES

O. Charlestown/North Washington Street Bridge (Map 28N-11E)

Potentially eligible for listing in the National Register, the bridge was constructed in 1899 as a double-deck structure for both the elevated transit line and automobile traffic. The water portion (often called the North Washington St. Bridge) is one of a pair of multiple-barreled swing bridges in Massachusetts (Northern Ave. is the other). The land portion consists of 6 arched spans faced with rough granite blocks; rail and auto traffic passed through 2 spans, and the remaining were used as warehouses.

P. Wiggins Terminal, 267-281 Medford St. (Map 29N-12E)

Considered eligible as extensive, architecturally significant storage facility consisting of 3 large masonry 6-8 story warehouse, several smaller buildings, railroad trucks and ruins of dock facility on the Mystic River. Facility founded 1907, warehouses date to late 1920's. Wiggins Terminal provided wharfage and dockage for the largest steamers. It was the only terminal in Boston "equipped for transferring direct from steamers to warehouses."

C. FURTHER STUDY (Shown on Map III)

Properties needing further study to determine eligibility for listing in the National Register

a. 33 Brighton St. (Map 30N-11E)

A well-detailed Italianate/ Mansard house, constructed of wood, with edges defined by panelled Doric pilasters. Built c. 1877 for Frank Lamprey, tinsmith.

b. 238-240 Bunker Hill St. (Map 29N-12E)
This two and one story gambrel roofed masonry house (Ca. 1800) appears to be unique within the City of Boston despite various alterations: 1st floor altered for commercial purposes c.late 19th century and roof cupola recently added. Building material probably came from brickyards which once bordered the Mystic River.

c. 252 Bunker Hill St. (Map 29N-11E)

A well-preserved side hall plan Late Federal/ Greek Revival masonry house. Built for and by James Hager, Charlestown housewright c.1854.

d. 11 Concord St. (Map 29N-12E)

A well-preserved example of Greek Revival frame vernacular housing. Ranks among the first houses erected in the 115-lot Bunker Hill Monument Association tract. Built c.1841-42 for Samuel Underhill, blacksmith.

e. 56, 60 Elm St. (Map 29N-12E)

A well-preserved example of double masonry Greek Revival housing. Built c. 1846 by and for ship's carpenter Colburn Barrell.

f. 85 Elm St. (Map 29N-12E)

A rare Charlestown example of triple decker housing. Its design is noteworthy for broad oriel with robust scroll brackets and distinctive projecting and pinnacle-ornamented parapet. Design provided by Charles A. Halstrom, constructed by Donovan and Brock.

g. 59-61 Elm St. (Map 29N-12E)

An example of early 20th century Georgian Revival family housing. Built in 1906 by Patrick O'Riorden, important late 19th century/early 20th century Charlestown contractor.

h. 207-217 Main Street (Map 28N-12E)

A rare Charlestown example of a Panel Brick/Queen Anne commercial block, a product of mid-1880's Charlestown building boom. This commercial/residential block has significant historical association with prominent Boston and Charlestown shoe dealer Aaron Hook. The structure was built by George W. Pope in 1885).

i. 315 Main St. (Map 29N-12E)

A well-preserved example of side hall plan late Greek Revival, frame vernacular housing. Built for John Perkins, blacksmith, c. 1851.

j. 62,64 Pearl St. (Map 29N-12E)

Considered as a well-executed frame Greek Revival double house -- the most intact of a trio of similarly rendered houses, built c. 1844 by Charlestown housewright Ivory Littlefield.

k. 89, 91 Pearl St. (Map 29N-12E)

An architecturally significant double frame Greek Revival house with pair of street facing gables containing Gothic pointed arch windows. Built c.1845-1846 by and for Charlestown housewright Sheldon Williams.

l. 5 Russell St. (Map 29N-12E)

A well preserved, rare example of side hall plan Greek Revival masonry house built c.1841 for cabinet maker Enoch Page.

m. 1 Seminary St. (Map 28N-12E)

Qualifies as handsome, substantial Greek Revival house with flush board sheathed main facade and broad, pedimented attic. Built c.1845.

n. 39 School St. (Map 29N-12E)

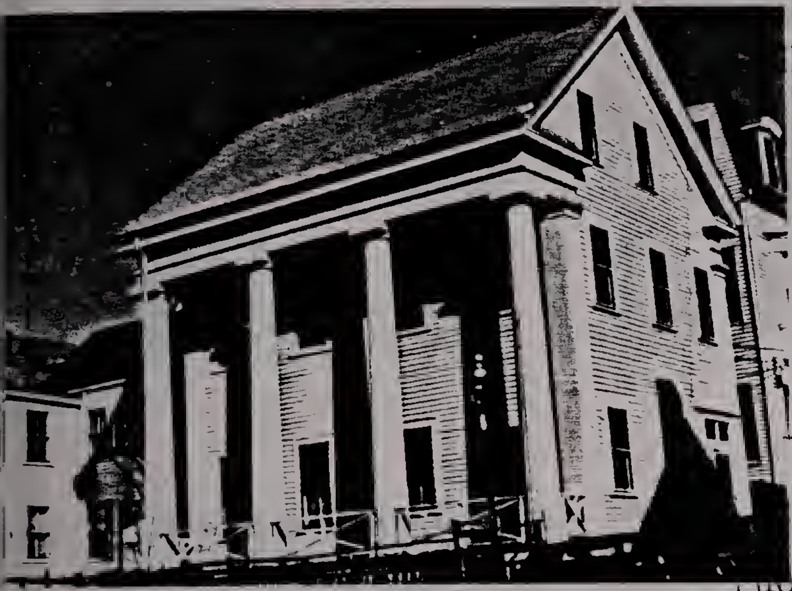
An interesting, late Italianate example of multi-family housing bilt by James B. Maynard, active in Charlestown building trades from 1842-mid 1980s.

STON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 20 Albion Pl. COR. Off Main St.

NAME ______ present ______ original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope: Eden-Baldwin Sts.



E 1840-42 Middlesex Deeds
source

HITECT ______
source

LDER Aaron Clark and Enos Varney, Middlesex Deeds
source

ER Aaron Clark and Enos Varney
original present

TOGRAPHS C-town-3-36/2,3-86

PE [✓ (residential)] single double row 2-fam. 3-deck ten apt.
(non-residential)

. OF STORIES (1st to cornice) @ plus Basement, attic

OF gable cupola --- dormers ---

ATERIALS [✓ (Frame)] [✓ (clapboards)] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

RIEF DESCRIPTION Substantial Greek Revival house with Southwest facing monumental Tuscan Columned porch--fluted columns (4) rise 2-stories to heavy projecting entablature which is incorporated into roof slope. Main entrance is on street facing gable. (3 bays wide). Front door retains Doric pliaster but entablature is missing. Windows are simply enframed with 2/2 wood sash. Corners are boldly accented with heavy, wide Doric pilasters. Entrance on 4-bay porch side w/windows that are slightly taller than those on the end wall gable.*

XTERIOR ALTERATION [✓ (minor)] moderate drastic

ONDITION [✓ (good)] fair poor ______ LOT AREA 4952 sq. feet

OTEWORTHY SITE CHARACTERISTICS situated on South slope of Bunker Hill facing small yard.

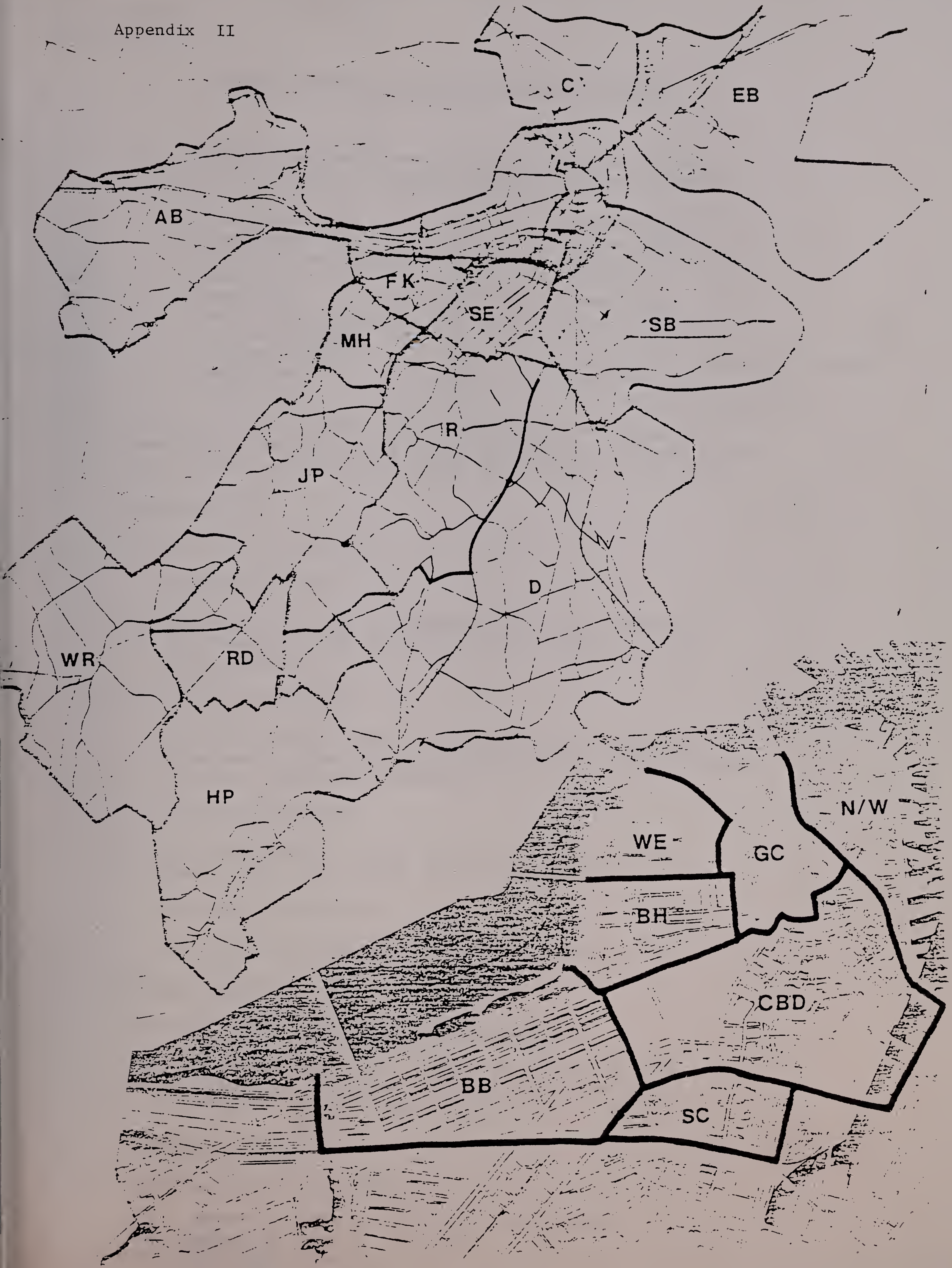
* Two ells are located at tear and side giving this house an overall L-shaped configuration.

(Map)

SIGNIFICANCE (cont'd on reverse) The significance of 20 Albion Pl. is three fold. First and forement, it is architecturally significant as the only Charlestown example of a Greek Revival house with a monumental columned side porch. Secondly it has important historical associations with Elias Crafts Jr., a prominent mid 19th century Charlestown druggist-for many years his apothecary shop-"crafts corner" (junction of Main and Warren St, opposite Austin St) was a well-known local landmark. Thirdly, 20 Albion St. provides an unspoiled glimpse of a substantial, detached early 1840's Charlestown homestead-before intensive 1850's and 1860's urbanization (via row house construction). #20 Albion Pl.

A

Appendix II


C
EB
AB
FK
SE
SB
MH
R
JP
D
WR
RD
HP
N/W
WE
GC
BH
CBD
BB
SC

Appendix III

Historic Inventory Map Coding System - Boston

1. City is divided into the following districts, note abbreviations. A capital letter or pair will always precede a number for coding.

EB - East Boston
C - Charlestown
N/W - North End/Waterfront
BB - Back Bay
BH - Beacon Hill
SC - Bay Village/Chinatown
FK - Fenway/Kenmore
AB - Allston/Brighton
MH - Mission Hill
SE - South End
SB - South Boston
JP - Jamaica Plain
R - Roxbury
D - Dorchester
RD - Roslindale
WR - West Roxbury
HP - Hyde Park
GC - Government Center/North Station
WE - West End
CBD - Central Business District

2. Numerical system is divided into the following use categories. (MHC code is the underlying structure here with additional breakdowns to deal with the large number of structures in the City).

Buildings 1-799

Further broken down into:

- Residential 1-399

  (including all types of residential structures, apartments, out buildings, such as carriage houses, barns, stables, and garages)

- Commercial 400-499

  (including retail, office, bank, gas stations, fast food, auto repair, super markets, shopping center, hotel, theatre, combined commercial/residential)

- Institutional 500-699

  (including church, school, municipal, hospital, nursing home, club, R.R. station, civic, stadium)

- Manufacturing 700-799

  including manufacturing, lofts, factory warehouse, mill .

Cemetary 800-899

Structures, Parks, Monuments, Markers 900-999

(including bridge, canal, dam, tunnel, road/path, windmill, fort, standpipe, marker/tablet, statue, fountain, milestone, parks, benches, training fields, clocks)

Streetscapes 1000-X

3. Example of how to use system

D159 - reflects a residential structure in Dorchester
H900 - reflects a bridge in Hyde Park
H371 - reflects a commercial structure in Hyde Park

dix IV

Colonial (1-30-1775)	☐ #918
Federal (1790-1830)	☐ #930
Greek Revival (1830-1855)	☐ #931
Gothic Revival (1840-1860)	☐ #919
Italianate (1845-1885)	☐ #904
High Victorian Gothic (1860-1890)	☐ #906
Mansard (1860-1890)	☐ #933
Stick Style (1870-1880)	☐ #911
Queen Anne (1870-1900)	☐ #907
Romanesque Revival (1875-1895	☐ #909
Shingle Style (1880-1900)	☐ #913
Renaissance Revival (1885-1930)	☐ #914
Victorian/Industrial Commercial Style (1885-1905)	☐ #912
Chateauesque/Norman (1890-1905)	☐ #916
Beaux Arts (1890-1915)	☐ #941
Georgian or Colonial Revival (1890-1930)	☐ #917
Federal Revival (1900-1920)	☐ #942
Modern Gothic (1890-1940)	☐ #945
Jacobethan (1895-1930)	☐ #962
Classical Revival (1895-1930)	☐ #947
Mediterranean/Mission (1900-1930)	☐ #927
Bungalow (1900-1930	☐ #939
Early 20th Century Commercial Tapestry Brick (1910-1940)	☐ #935
Art Deco/Moderne (1925-1940)	☐ #936
International Style/Modern (1927-	☐ #963
Contemporary Suburban (1940-)	☐ #964

Residential
unmarked, single family
2F: two family
3D: triple decker
A: apartment
Gar: garage
Barn: stable or carriage

Commercial
Rt: retail store (1-2 stories)
O : office, bank
gs: gas, fast food

Institutional
Ch: church
Sc: school
Mp: municipal (police, fire, library, etc.)
H: hospital, nursing home
Cb: club

Manufacturing
M: manufacturing
W: warehouse

Building Materials
(b) brick
(s) stone
(so) stucco
(m) metal
(co) concrete
(gl) glass

VAC: vacant

//// drastically altered

CITY OF BOSTON
MAYOR RAYMOND FLYNN

ENVIRONMENT DEPARTMENT
Lorraine M. Downey, Director

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BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS #1 Adams st / 63 Winthrop st. COR. ___

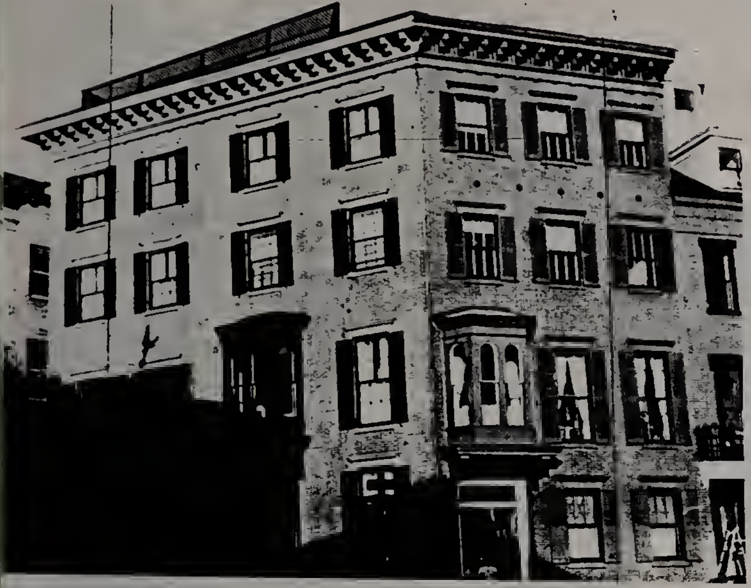
NAME ___ present ___ original

MAP No. 28N-12E SUB AREA Training Field

DATE Ca. 1855 Middlesex Deeds source

ARCHITECT ___ source

BUILDER ___ source



OWNER #1 - George Stimpson #63 - John Mullay original ___ present

PHOTOGRAPHS CT-4. 4/6/86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ___

NO. OF STORIES (1st to cornice) 4 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Double Italianate mansion - masonry construction - form unique within Charlestown - both halves essentially trapezoidal in plan - both houses characterized by planar wall surfaces which "fan-out from each other like an open book. Houses rise 4-stories from granite basements to flat roof w/ deep, bracketed (closely spaced scrolls) cornice. #1 Adams treated as side-hall plan, OFF-center entrance at #63. Recessed entrances - rectangular outer transom on #1 Adams. Multi panel dble doors - Victorian. Above entrances are wooden oriels - supported by bracketed door hoods - oriels contain narrow arched windows w/ cornice heads. Windows are fully enframed w/ cornice headed lintels. #63 xhibits 6/6 wood sash. 1 Adams st. displays variety f window sash config - Tall indows at piano nobile. ron star-shaped tierodends n evidence above #1's 3rd l. windows.

EXTERIOR ALTERATION [✓ minor] moderate drastic ___

CONDITION [✓ good] fair poor ___ LOT AREA #1 = 1065 #63 = 900 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on corner lot across from Winthrop Square.

(Map)

SIGNIFICANCE (cont'd on reverse)
Few urban residential buildings - by virtue of their form, scale and elements anchor a corner lot as effectively as #1 Adams st / #63 Winthrop st. This double house is a key component in two remarkable mid 19th c. street scapes. #1 Adams st. is the north eastern most house in a "wall" of Greek Revival, Italianate and Mansard row houses which serve as an elegant backdrop for Winthrop Square. #63 Adams st.

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911.
Charlestown / Boston Directories - 19th c.
Suffolk Deed - #2 - 1757:132, #3 - 1808:58
Middlesex Deeds - #2 - ? 1266:129?? ← recheck this.
541:119, 1021:359.

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural _x_
The Arts ____
Commerce ____
Communication ____
Community/development _x_
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Significance (include explanation of themes checked above)

to ca. 1848-1852. It is one of the very few houses in Charlestown that retains an original cupola. This house's land appears on Alexander Wadsworth's plan of George Washington Warren's lands (date 1849) as Lot #6. Further research is needed to determine #2 Adams st's original owner. Further deed work may reveal from whom Harriet Mandell (owner of #2 in 1875) purchased this house. By 1885 James A. Sawtell, grocer at 34 South Market, Boston, owned this property. By 1887, Sawtell had moved to Newton, Ma. He sold #2 to an Edward J. Doherty of Malden on Jan 20, 1887 for "$1.00 and other good considerations".

#3 Adams st. is an attractive, red brick, granite / brownstone Greek Revival town house with handsome multi panel double Victorian doors and 2nd fl. cast iron banding with distinctive anthemion motif. Alterations to the original design include the creation of a picture window on the first floor and very probably the addition of a 4th fl. #3 Adams st. evidently represents the work of Porter Cross of Charlestown "carpenter". Further research is needed on Cross's career.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

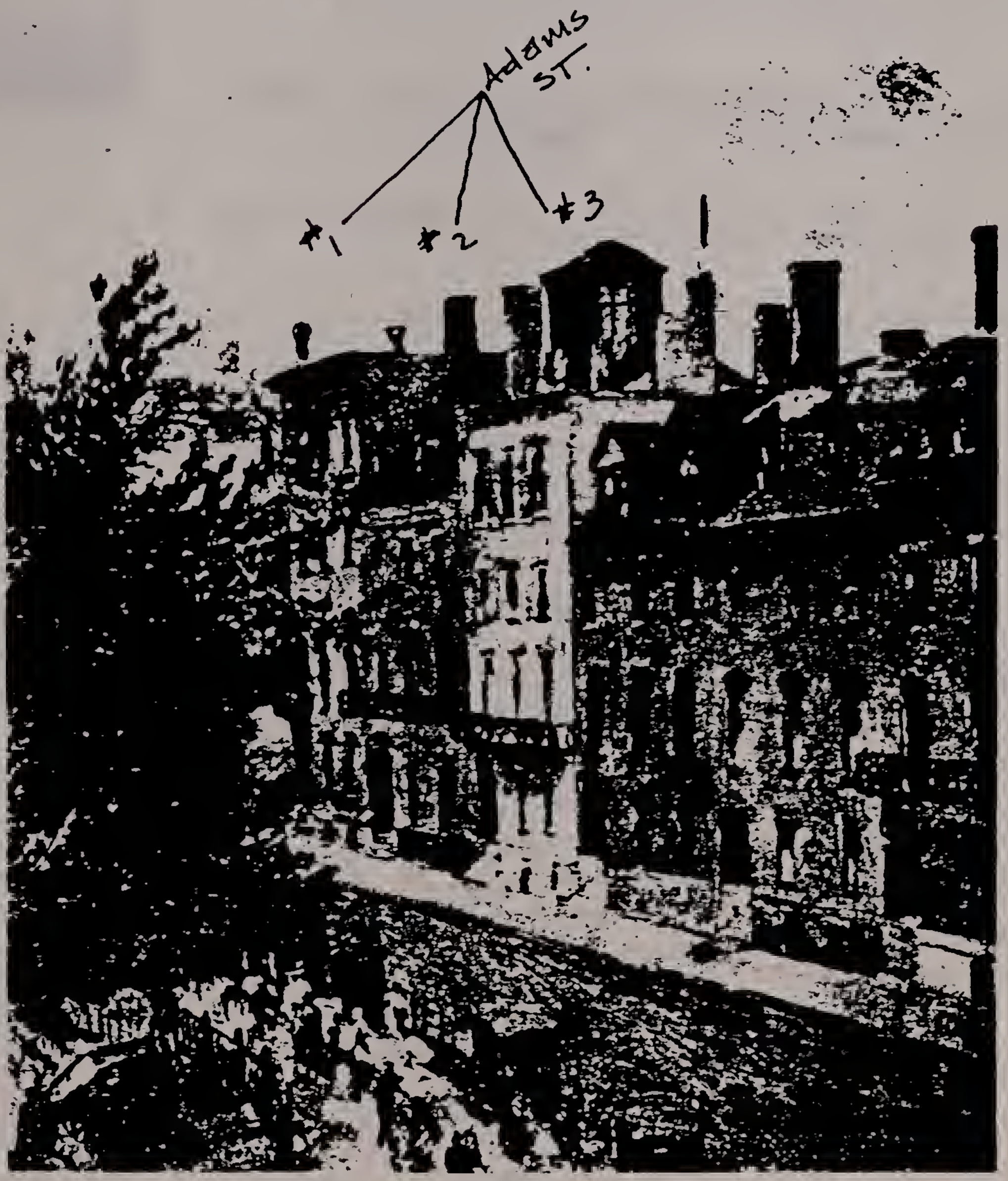
He purchased #3's land (lot #5 on Wadsworth Plan of 1849) for $1,674.4 The Warren / Cross deed is dated 3 May 1849 — buildings as well as land are mentioned in this deed. #3 Adams st does not appear in the 1848 Mallory Panoramic View of Charlestown / Boston. George Washington Warren was a leading figure in mid 19th c. Charlestown - He was a well-to-do lawyer, judge, Mayor of Charlestown and President of the Bunker Hill Memorial Association. The BHMA's 115-lot tract

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) at Breed's Hill was developed with housing beginning in 1839. Warren sold-off house lots in his multi parcel development bordering Adams, Winthrop, Wallace Ct beginning ca. 1849 - this development was contiguous on the S.E with the B.H.M.A.'s much larger development. Later owners of #3 included William E. Underwood of Boston, physician (1860's), Henry N. Hunt of Malden (occ?) late 1860's-1880's and Jeremiah E. Millerick (#1890's).

Adams St

JOURNAL AND YEAR BOOK
FOR
104th Annual Fair

November 3rd and 4th, 1943



FARMER'S MARKET ON WINTHROP SQUARE
(See Page 3)

St. John's Church, Charlestown, Mass.

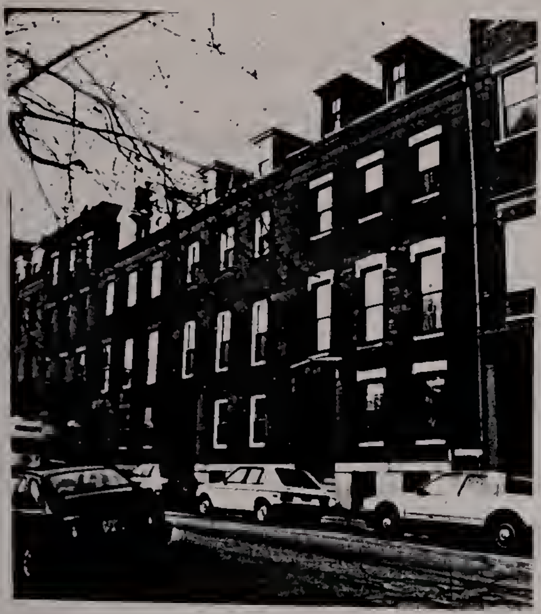
REV. WOLCOTT CUTLER, *Rector*

VOLUME XXXIII PRICE 10 CENTS

Adams st. near Winthrop st.
Painting by Edmund Quincy of 17 Elwood st.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 4,5,6 Adams st COR. near ~~High~~ Common st.



NAME ______________________

present original

MAP No 28N-12E SUB AREA Training Field / Winthrop SQ

DATE 1849 Middlesex Deeds

source

ARCHITECT ______________________

source

BUILDER William Bragdon

source

OWNER William Bragdon

original present

PHOTOGRAPHS CT-5- 5/5-'86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF gable cupola — dormers 2 per building

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone granite concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of flat front, side hall plan brick and granite trimmed Greek Revival houses. 3-bay main facades, granite faced basements (w/ 2 small square basement windows per house). Deeply recessed entrances with 6 granite stairs leading to front doors. Remnants of cast iron footscrapers on #4+5's first steps. Entrances, surmounted by pedimented lintels (with tabs - 6's lintel is the most intact. Front doors of #'s 4 and 6 retain original enframements; multi pane side lights w/ 4 pane transoms. Entry's side alls are brick but ceiling is wood pannelled. #5 exhibits replacement Victorian double doors n place of single door, sidelights, transom). Standard size windows at 1st and 2nd fls with

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

CONDITION [✓ good] fair poor ______________ LOT AREA 4- 1821 5- 2136 6- 1952 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________________

simple sills and lintels (granite?) Tall windows appear at second floor edimented lintels w/ tabs appear above nd floor windowss. In general, windows contain 1/1 or 2/2 replacement sash originally 6/6). star tierod ends in evidence tween floors 2 and 3 on #'s 4, 5. Dentilated cornice appears on #4. while 5 and 6 exhibit brickwork cornice table. Buildings are enclosed by low pitched gable roofs w/ two flatroofed dormers per building.

(Map)

SIGNIFICANCE (cont'd on reverse)

Overlooking Winthrop Square, #'s 4,5,6 Adams St. are key components in Adams St's handsome "wall" of red brick town houses. Architecturally, this trio represents substantial, well crafted Greek Revival masonry housing of ca. 1849/1850. These houses provide further evidence of the supremacy of the flat front in mid 19th c. Charlestown housing.

Bibliography - Maps - 1818, 1852
Panoramic view - Charlestown - 1848
Atlases: 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Enterprise. August 30, 1919 p. 1
Middlesex Deeds - #5 Adams st - 511:446, 541:422, 551:123, 1061:337
"Monument Square, Charlestown:
Seeking Timelessness in A Temporal World" by Ellen Jane Katz, 1978
(M.I.T. Masters of Architecture thesis).
"Boston/Charlestown Directories - 19th c.

Moved; date if known ______

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural x
The Arts ______
Commerce ______
Communication ______
Community/development x

Conservation ______
Education ______
Exploration/settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/invention ______
Social/humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

This two evidently represents the work of William Bragdon. Built ca. 1849, these houses do not appear on the 1848 Panoramic View of Charlestown but do appear on the 1852 McIntyre Map. This group's land was purchased by George Washington Warren Charles G. Loring on November 22, 1847 [Middlesex 511:446]. These houses lots appear on an Alexander Wadsworth plan dated April, 1849 (Middlesex plan 4A-38) - #'s 4, 5, 6 Adams st. appears as lots 2, 3, 4 on the Wadsworth plan - part of a 20 lot tract bordering Winthrop and both sides of Wallace Court, as well as Adams st (including #7 Adams st.). This 20-lot tract is contiguous to the large, 105 lot tract of the Bunker Hill Memorial Association - lots which border Monument Square and the Bunker Hill Monument. The B H MA's tract was carved into house lots in 1839, but it was not until 1847 that the first town house was built in 1847 - most of the houses bordering Monument Sq. were built in the 1850s/60s - the houses of Warren's 20 lot parcel are contemporaneous of the first Monument Sq houses. George Washington Warren was the President of the Bunker Hill Memorial Assoc. He was the youngest son of Deacon Isaac Warren. He graduated from Harvard at age 18. He served a short

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

time as an instructor in Warren Academy, Woburn - "an institution liberally endowed by his father." He was a lawyer and later Judge of the Municipal Court of Charlestown. For many years he lived in the cupola crowned mansion at 7 Monument Square. He died at 12 Beacon St in 1883*

Warren evidently sold #4, 5, 6's house lots to William Bragdon - see deed for #5 Adams st 541:422) Bragdon paid Warren $2,024.25 for #5's lot. Bragdon is described as a "painter" - a

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

term often synonymous with "builder" or "housewright" in mid 19th c. New England. William Bragdon was active in Charlestown building trades from c. 1842 - 1852/53. In 1842 he lived at Mt. Pleasant St. During the late 1840s / early 1850s he resided on Allston St. Bragdon sold #5's lot "with the buildings thereon" (being lot #3 on the Wadsworth plan) to John Curtis, "trader" on January 14, 1850 for $6,000.00.

INVENTORY FORM CONTINUATION SHEET

BOSTON LANDMARKS COMMISSION

Community: Charlestown, Ma.

Form No:

Property Name: 4, 5, 6 Adams St.

Indicate each item on inventory form which is being continued below.

In 1875, this trio's owners included: Peter Holmes (occupation?) - #4, John Curtis, crockery ware 121 Federal st, Boston - #5 and Abigail and Elizabeth Bray - #6. By 1885 this groups owners included: T. W. Wakefield (occ?) - #4, J. Curtiss Heirs - #5, Darius Crosby, (Cook, Rymes and Co., machinists, boilermakers etc." - #6. Owners in 1901 included: Abram T. Collier - #5; Stephen C. Holmes - #4, and Sarah A. Keyes - #6.

Bordering the northeastern edge of the Training Field/Winthrop Square, Adams st. is part of an old highway which dates to at least the mid 18th c. This highway included High st and Elm st (linking the Training field with Bunker Hill st.). The 1818 Peter Tufts map indicates that the segment of Adams st. between Common st. and Winthrop st. was part of High st w/ Adams st. beginning at the Common st/Adams st. intersection, continuing as Adams st. to the Salem Turnpike. According an article in the Charlestown Enterprise dated August 30, 1919 (p.1), Adams st. was named after "the distinguished Massachusetts family (meaning the Quincy, Ma. family of Presidents and statesmen). Adams st. was "the old way from the Training Field to "Dam pasture", before the laying out of the Salem Turnpike in 1803.

Located on or near the site of 4, 5, 6 Adams st. was the old "Almshouse" - it stood "at the corner of High and Adams st." - this almshouse was demolished ca. 1824 and a brick almshouse was subsequently built on Elm st. - the Elm st. Almshouse was demolished in 1848, moving to Alford st.

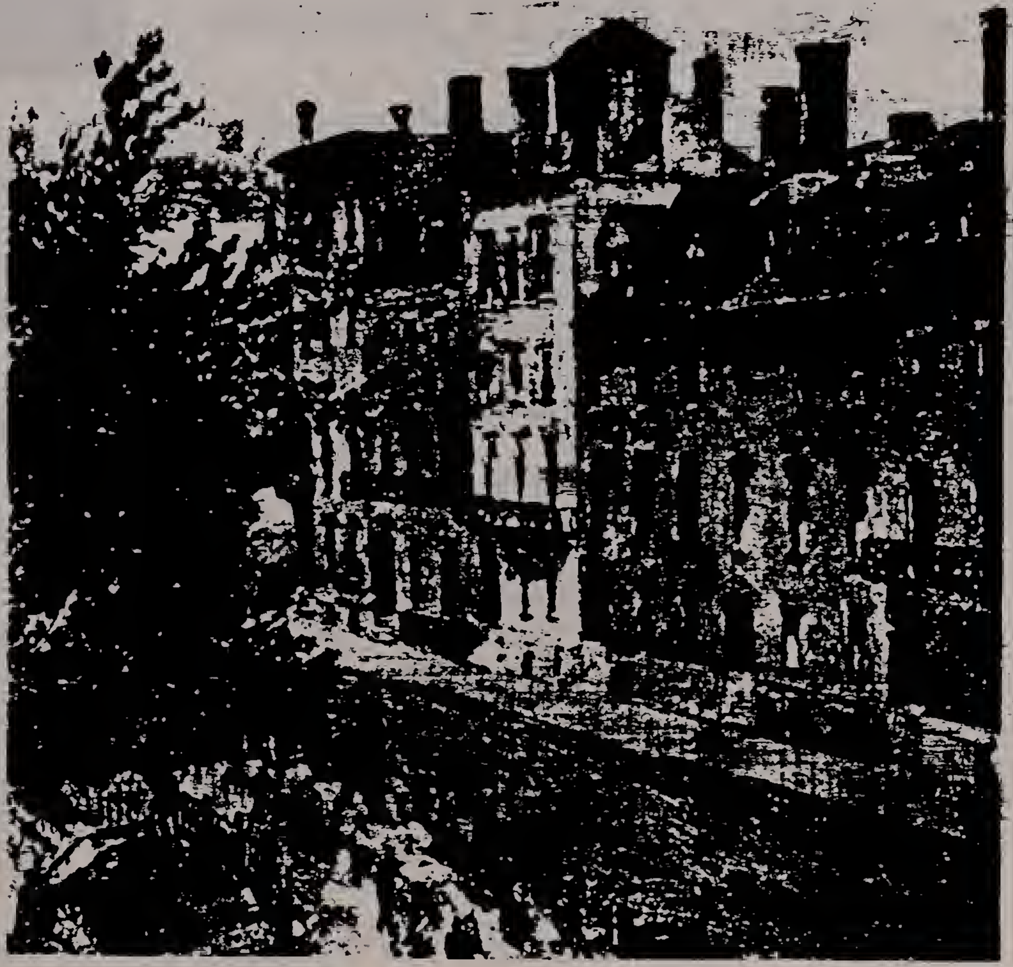
* George Washington Warren was president of the Bunker Hill Monument Assoc. 1847-1875. He was Mayor of Charlestown 1847-50. He represented Charlestown in both branches of the legislature. He was a municipal court judge for 25 years.

Staple to Inventory form at bottom

4, 5, 6 Adams St.

JOURNAL AND YEAR BOOK
FOR
104th Annual Fair

November 3rd and 4th, 1943



Farmer's Market on Winthrop Square
(See Page 3)

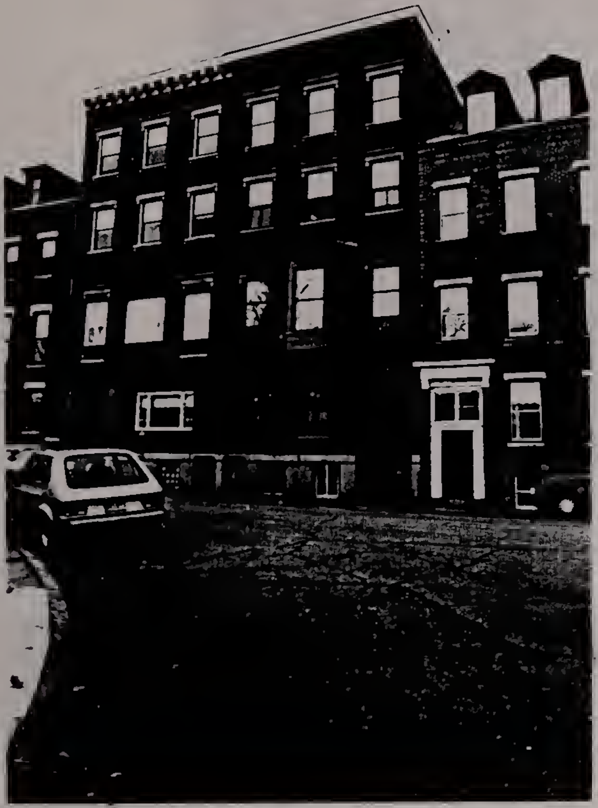
St. John's Church, Charlestown, Mass.

Rev. Wolcott Cutler, *Rector*

Volume XXXIII — Price 10 Cents

Adams st. near Winthrop st.
Painting by Edmund Quincy of 17 Elwood st.

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No.____ Area Charlestown



ADDRESS #7, 8 Adams st. COR. opp. Common st.

NAME ________________
present   original

MAP No. 28N-12E   SUB AREA WINTHROP SQ.

DATE ca. 1850   Middlesex Deeds, 1848 Panoramic View,
source 1852 McIntyre Map.

ARCHITECT ________________
source

BUILDER ________________
source

OWNER James H. Hunnewell
original   present

PHOTOGRAPHS CT-5-5/4-'86

TYPE [✓ (residential)] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)________________

). OF STORIES (1st to cornice) 4 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] [✓ brownstone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Mansion-scale double Greek Revival/Italianate rowhouses. Constructed of red brick. Rise 4-stories from granite basement to bracketed cornice. Side hall plans. Deeply recessed entrances (also paired, recessed/below grade basement entrances at center of facades). Short flights of granite steps lead to double doors. Entrance enframements strike Greek Revival note w/ Doric pilasters and heavy cornice head entablatures. (enfr. composed of brown stone). #7 exhibits replacement inner entr. enframements. Considerable alterations to fenestration of #7 - e.g. modern "picture window" on 1st floor and 2nd fls center window.

EXTERIOR ALTERATION [✓ minor] [✓ moderate] → #8 drastic → #7 #7's 1st, 2nd fl. fenestration has been altered

CONDITION [✓ good] fair poor________ LOT AREA #8 - 1998 #7 - 1665 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of attractive "wall" of mid 19th c. masonry Greek Revival, Italianate and Mansard town houses bordering northeastern side of Winthrop Sq.

In general windows exhibit cornice headed lintels with tabs. Edges of bldgs. accented by brickwork quoins. #8 exhibits narrow 2nd fl. oriel (oriel once located (Map) on #7's 2nd fl. center). flanked by ornamental, rococo revival railings. Buildings culminate in brick work cornice "board" w/ deep bracketed cornice (cast iron?) Note: As late as 1970 #7 Adams st. retained its 2nd fl. cast iron railing and oriel.

SIGNIFICANCE (cont'd on reverse)

#'s 7, 8 Adams st. are key components in the "wall" of red brick, masonry mid 19th c. town houses bordering the northeastern side of Winthrop Sq. Built ca. 1850, #7, 8 Adams st. represent mansion-scale, high style, Italianate row houses - granite faced basement and classical entrance enframement strike retardataire, Greek Revival notes

Bibliography - Maps - 1818, 1852
Panoramic View of Charlestown - 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1850's - 70's
Boston Directories - Post 1875
Charlestown Enterprise - August 30, 1919 "Deserved Honor Given the Name" - p. 3
Moved; date if known ____________
Middlesex Deeds - # 7 - 1251:191, 192, #8 - 1101:117, 561:48, 511:444, 446

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __x__
The Arts ____
Commerce ____
Communication ____
Community/ development __x__

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

on an otherwise stylish (for the early 1850's) Italianate pair of row houses. #7, 8's land appear as lot #1 on a plan of lots of G. W. Warren drawn by Alexander Wadsworth, April, 1849. George Washington Warren sold Lot # 1 to James Hunnewell, Charlestown, merchant on February 1, 1850 for $1,998.75 - the Warren / Hunnewell deed does not mention buildings. Evidently #'s 7, 8 were owned by the Hunnewell family as an investment property during the 1850's and 1860's. (Further research is needed to determine who rented these buildings from the Hunnewell family). During the early 1870's James F. Hunnewell sold these houses to John P. Barnard (stabel-keeper) - #7 and George H. Braman (dry Goods) - #8. During the 1860's Barnard is listed as a stable keeper living at 2 Mount Vernon Ave. - his stables were located at 37, 39 and 41 Warren St. By 1866 he lived at 228 Bunker Hill St. Evidently Barnard was successful at his trade as the 1875 Boston Directories indicate that he owned stables at 2+3 Willow, 46 Charles, 23 Myrtle, 32 Joy, Brimmer near Beacon and 39 Warren St. #8 Adams St. was a reflection of Barnard's success as a stable keeper.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

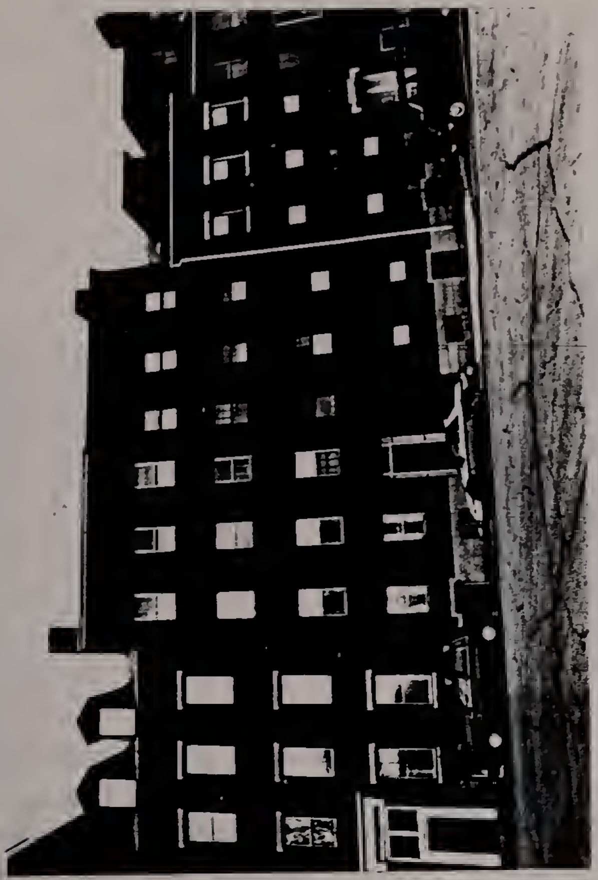
George H. Braman operated a dry goods business at 110 Chauncey St, Boston, during the 1870's. In 1885 Barnard and Braman are still listed as #7 and 8's owners. By 1892, #7 was owned by Margaret McCarthy and #8 was owned by Annette R. Robbins - ownership of these houses remained unchanged until at least the early 1910's.

Note: James F. Hunnewell, #7, 8's pre 1870's owner was engaged in the shipping business with his father James H. Hunnewell. In addition he was a distinguished historian - best known for his history of Charlestown

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

- A Century of Town Life, published in 1888. The Hunnewell homestead wa located on part of the block bounded by Main, Green, High and Wood sts. Adams St. dates to ca. early 19th c - appearing on the 1818 Peter Tufts map of Charlestown. It was named Adams St. "after the distinguished Massachusetts Family" - this was the old way from the Training Field to "Dam Pasture", before the laying out of the Salem Turnpike which began at City Square.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 9-12 Adams st. COR. opp. Common st.

NAME ________________ present ________________ original

MAP No. 28N-12E SUB AREA Training Field / Winthrop sq.

DATE c. 1828 Middlesex Deeds source

ARCHITECT ________________ source

BUILDER Samuel Corlifs(?) Corleys(?), "brick layer" and/or Jehiel Smith, "housewright" - deeds source

OWNER #9 - ? #10 - ? #11 - Samuel C. Hunt? #12 - Jehiel Smith? original } Jehiel Smith / Samuel Corlifs (?) present

PHOTOGRAPHS CT-5- 5/2-86

TYPE [✓ residential] single double [✓ 4-unit row] 2-fam. 3-deck ten apt.
(non-residential) ________________

NO. OF STORIES (1st to cornice) 3-#'s 9,12 4-#'s 10,11 plus basement, attic-#s 9,12 only

ROOF Gable-#'s 9,12; Flat-#'s 10,11 cupola — dormers 2 on #9, 1 dbl. on #12

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
GreekRev=#9,12 [✓ Other] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION GreekRev./Italianate=10,11 ca. 1850s(?) Group of 4 once identical row houses. #'s 9 and 12 are the most intact. Originally all 4 houses stood 3-stories tall and were enclosed by gable roofs. Presently #'s 10, are 4 stories tall and are enclosed by a flat roof - their gables were removed. All 4 houses are characterized by a pleasing planarity, constructed of red brick w/ granite and brownstone trimmings, possess side hall plans/3-bay main facades, granite faced basements w/ basement doors partially below grade of street. In general windows exhibit simple brownstone sills and lintels w/ 1/1 wood sash at #9, 6/6 wood sash at #10, 1/1 wood sash at #'s 11 + 12. Entrances were originally open and recessed in manner of #12 w/ wood pannelled entry walls. #'s 9,10,11 all display later outer doors, enframements and transoms. #'s 11 and 12 possess original

EXTERIOR ALTERATION [✓ minor] ←#'s 9,12 moderate [✓ drastic] #'s 10,11 → gable roofs removed, 4th fl. w/ flat roof added.

CONDITION [✓ good] fair poor ________ LOT AREA 9 - 1650 10 - 1699 sq. feet

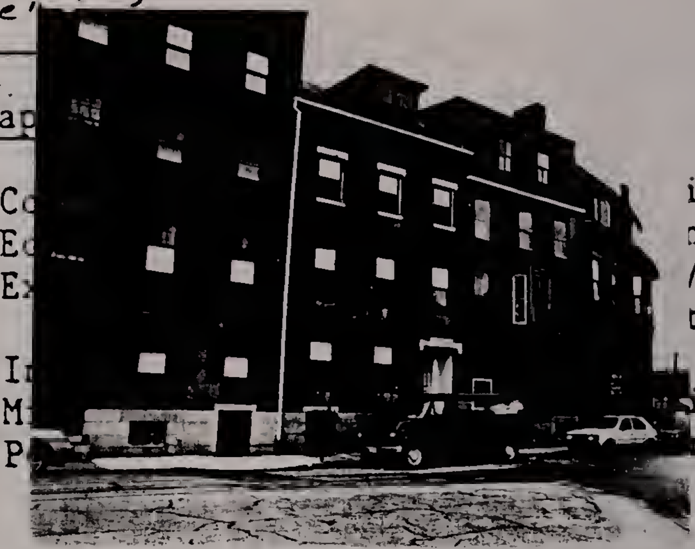
NOTEWORTHY SITE CHARACTERISTICS Bldgs follow curve of Adams st, face Training Field/Winthrop Square.

entrance lintel treatments composed of narrow brownstone band w/ wider, rectangular mid section at "tabs". #10's lintel has been modified into a simple rectangular form. #9 retains its tabs but has acquired a cornice. Further research is needed to determine if (Map) #'s 10 and 11 have been extensively rebuilt - #'s 10 and 11's windows at the 2nd + 3rd levels do not "line-up" w/ those of #'s 9 and 12. All 4-houses culminate in shallow corbel tables - with #'s 10 and 11 exhibiting deeper corbel table segment with #11 displaying a row of dentils at the cornice. #9 retains original pair of pedimented dormers. #12 displays later double flat roofed dormer.

SIGNIFICANCE (cont'd on reverse)
Built ca. 1828 (with extensive, ca. 1850s alterations to #'s 10,11), #'s 9-12 Adams st evidently represents the earliest substantial (meaning more than 2-stories tall) group of masonry town houses in Charlestown. These houses pre-date the better known mid 1830s masonry rows at 7-23 Harvard st Dexter Row and The Union Block (112-116 Main st.) by almost 10 years. Until the early 1850's this group was surrounded by open pasture land, striking a distinctly urban note in a semi rural setting. #9-12 Adams st is

Bibliography - Maps-1818, 1852
Panoramic View of C-Town/Boston (R. Mallory-1848)
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories - 19th c.
Middlesex Deeds - #9 - 1101:87; #10 - ?, #11 - 294:12, 363:459, 511:104, 891:171, 901:182
#12 - 276:469, 317:10, 339:119, 357:307
"Charlestown Ledger" August 30, 1919 p.3,
"Deserved Honor Given The Name"

Moved; date if known ______



Themes (check as many as ap

Aboriginal ______ Co ion ______
Agricultural ______ Ed n ______
Architectural X Ex /
The Arts ______ tion ______
Commerce ______ In
Communication ______ Mi itarian ______
Community/ development X P rtation ______

Significance (include explanation of themes checked above)

easy to overlook as a group because of alterations to form (addition of flat roofed 4th floors to #'s 10,11) and the realities of context - these houses are integral components within the "wall" of flat fronted masonry townhouses which sweeps, without interruption, from Winthrop st to Chestnut st, along Adams st. Along with the other houses of this "wall", #'s 9-12 provides a handsome backdrop for the Training Field/Winthrop Square. The 1848 R.P. Mallory "Panoramic View From Bunker Hill Monument" shows this group with a gable roof with linked chimneys at #'s 9, 10/11 and 12 - Long, 1-story wings project from the rear walls of #'s 9 and 12 - all 4 buildings are shown as being 3 stories tall. #'s 9 and 12 provide evidence of this groups original, Greek Revival appearance. #'s 10 and 11 have acquired a more Italianate sensibility via th added height of a 4th fl., deeper cornice table and flat roofs. The deed chronologies of #s 11 and 12 suggest a construction date of ca. 1828 for this group. This group's land was part of a 6-lot tract known as "The Poor House Lots". (see Middlesex Plan Book 1; Middlesex Deed Book 276/End - surveyed by B. Badger - 1828 - June.) - It is not clear as to whether Charlestown's Alms House ever stood on these lots - local histories suggest it was located at the corner of Adams and Winthrop st. Middlesex Deeds indicate that this group was built by Samuel Corlifs (?) Corleys (?), "brick layer" and/or Jehiel Smith, "housewright". Neither Corlifs or Smith are listed in 1830's/40's Charlestown Directories. Corlifs and Smith may have been the original owners of this group. Jehiel Smith purchased the entire 6-lot tract on Oct 19, 1827 (land, no bldgs.) from William Sawyer of Charlestown, merchant. Smith paid Sawyer $3,105.00 for the entire tract. #12 Adams st. was owned by Smith's widow, Sarah until 1835. Corlifs sold #11 Adams st. to Samuel

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

C. Hunt, trader on 3 June 1829. Corlifs is listed as a "bricklayer". Hunt owned #11 until ca. 1835. Further research is needed to determine #9 and 10's original or at least 1830's owners - for many years #10 Adams st. was owned by Pennah F. Howland (possibly the wife of Zenas Howland, distiller and major mid 19th c. Charlestown real estate owner in vicinity of Navy Yard). For many years #9 Adams st. was owned by James Hunnewell and James F. Hunnewell (merchant and merchant/historian, respectively of Green st.) #9 was owned by the Hunnewell family until ca. 1915. By 1922 an Elizabeth M. McIntyre owned #9. Pennah F. Howland owned #10 until ca. 1895. During the early 1900s, #10 was owned by Jacob Foss' heirs. #11 Adams st's post Samuel C. Hunt owners included a Samuel Payson (mid 1830's), Nath. A. Prentiss, "gentleman", later of Andover, Ma - 1840's,

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

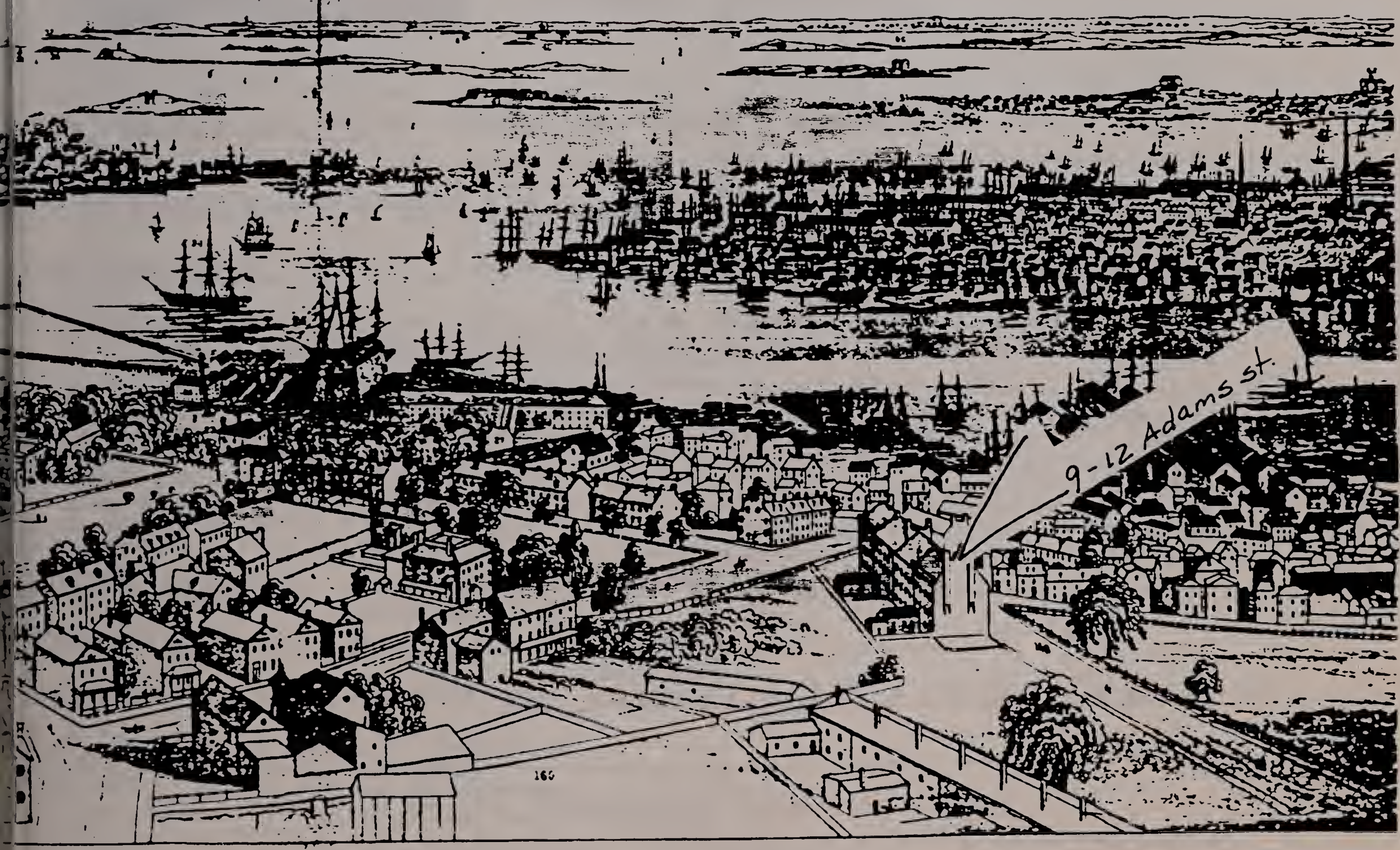
James G. Foster of Charlestown, "gentleman" - 1850's/early 60's and James Hunnewell/J. F. Hunnewell, 1864 - 1895. By 1911 a Bernard Gibbons owned #11. #12 Adams st's post Smith owners included Benj. R. Knox of Lowell, Ma. 1835-1836, Robert Knox, "U.S. Navy" 1836 - ca. 1870, Knox's estate - 1870's, A and E. Knox - c. 188? w/ Knox family ownership ending with M. E. Knox ca. 1895. During the early 1900's Bridget E. Tansey lived here. Adams st was "the old way from the Training Field to Dam pasture" - it was part of a colonial period highway which linked The Training Field and vicinity w/ Bunker Hill st via Adams st, High st, Elm st. Adams st is said to have been named for the Quincy, Ma family of Presidents but it may also have been named for Nathan Adams whose mansion house stood near Adams st. on a lane which later became Chestnut st

9-12 Adams St.

PA

oM: R.P. MALLORY's Panoramic View FROM Bunker Hill Monument – 1848

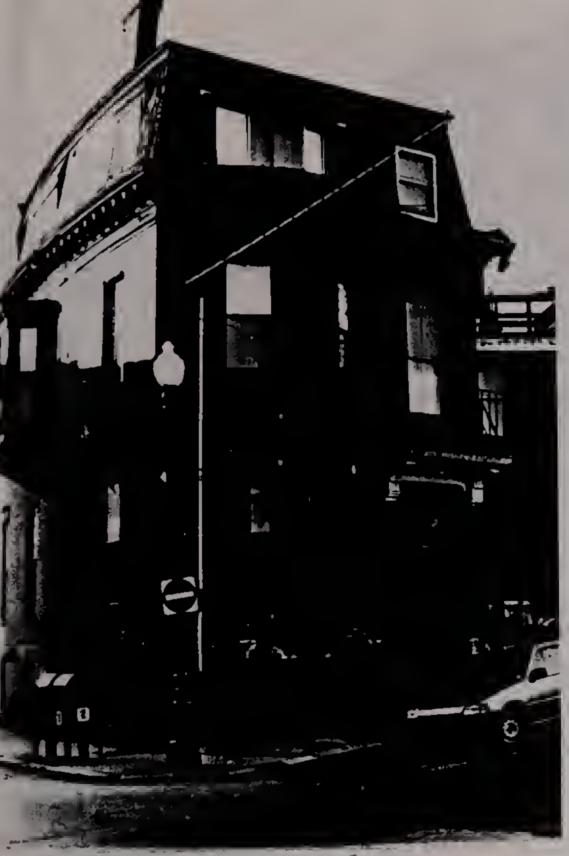
ollection of S.P.N.EA.



21 Naval Store Houses
22 Steam Engine House and Work shop
23 Commodore's House
24 Ohio 74
25 Jamestown Sl. of War.
26 Bomb Ketch in Dry Dock
27 Officers Houses
28 Gt Calf I & Gt & Middle Brewster.
29 Outer Brewster.
30 Boston Light
31 Point Allerton
32 Georges I (Ft Warren
33 Lovels I 34 Nicks's Mate
35 Gallops I
36 Long I & Long I Light
37 Gov's I (Ft Winthrop)
38 Cunard Steamers Landing
39 E. Boston Ferry Boat
40 Chelsea Ferry Boat
41 Cohasset
42 Hull - Nantasket
43 Hingham
44 Rainsford I
45 Peddocks I
46 Spectacle I
47 Castle I Ft Independence
48 Pumpkin I
49 Slate I 50 Grape I
51 Weymouth
52 Sheep I
53 Quincy
54 Nut I 55 Moon I
56 Thompsons I (Farm School)
57
58
59 Co

. SPNEA.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area charlestown



#22 Chestnut st, corner Adams st.

ADDRESS 13 Adams st/22 Chestnut st. COR.____

NAME ____ present ____ original

MAP No. 26N-12E SUB AREA Training Field/Winthrop SQ.

DATE ca. 1868-1874 Atlases source

ARCHITECT ____ source

BUILDER ____ source

OWNER James Armstrong original ____ present

PHOTOGRAPHS CT-4-2/2-86

TYPE [✓ residential] [✓ 2 singles] double row 2-fam. 3-deck ten apt.
(non-residential)____

NO. OF STORIES (1st to cornice) 3-#13 Adams, 2-#22 Chestnut plus basement, mansard

ROOF Mansard cupola — dormers 2-#13 Adams extensive alterations to dormers.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ brownstone trimmings] concrete iron/steel/alum.

BRIEF DESCRIPTION #13 Adams st — Mansard town house - rises 3 stories from granite faced basement to steep, straight sided Mansard roof - side hall plan/3-bay main
facade. Flat front - constructed of brick w/ badly weathered brownstone trimmings - later outer door,
ntrance enframements cover once open and recessed entrance. Wooden oriel projects from
enter of 2nd floor. Windows exhibit simple sills, lintels (brownstone). Oriel presently covered w/
luminum siding. Windows contain 2/2 wood sash. Bldg. enclosed by steep, straight sided
ansard roof w/ slate shingles mostly intact - Main facade's roof slope exhibits pair of pedi-
ent dormers. #22 Chestnut st. Bow front red brick, brownstone trimmed town house w/

EXTERIOR ALTERATION minor moderate drastic____

CONDITION [✓ good] (#13 Adams st.) [✓ fair] (#22 Chestnut st.) poor____ LOT AREA____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS #13 Adams st's main facade, and #22 Chestnut st's side wall follows sweeping curve of Adams st.

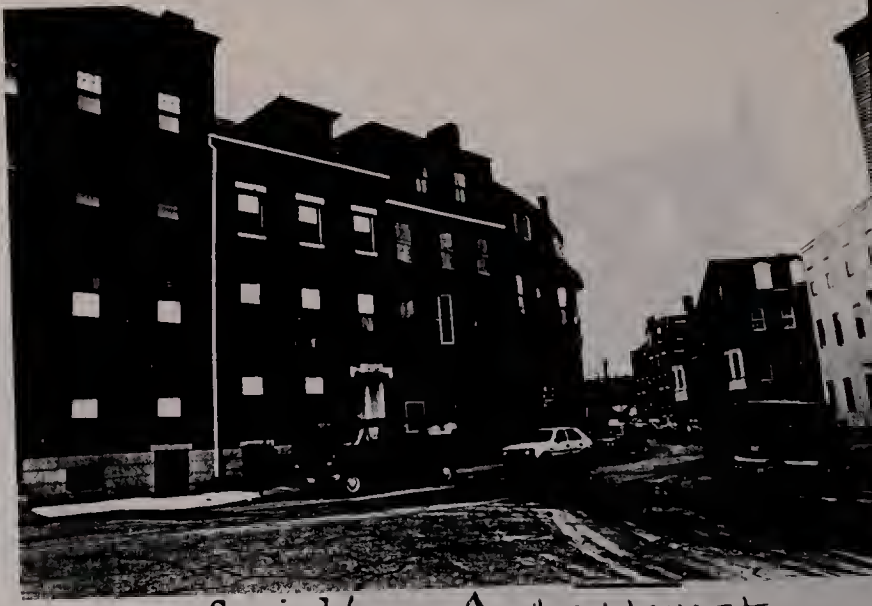
distinctive curved Adams st facade —
follows path of Adams st 3-bay main
acade, 4 bay Adams st. facade.
ow brick basement w/ granite base and
elt courses. Side hall plan. Main entr.
eatures ca. late 19th c. outer, multi panel
uble doors w/ large multi pane transom
rance surmounted by bracketed door hood:
fl. windows (main, side facades) exhibit
indows w/ brownstone sills, lintels w/
ebs and slightly raised mid section. Intact,
ooden oriel projects from Adams st. facade,
nd fl. center. Bldg. culminates in cornice
closely spaced scroll bracket and much
ltered (in terms of fabric, windows) Mansard
roof.

(Map)

SIGNIFICANCE (cont'd on reverse)

#13 Adams st. and 22 Chestnut st. (side wall) are key components in the "wall" of flat front masonry mid 19th c. town houses lining Adams st from Winthrop st. to Chestnut st. #13 Adams st's main facade and the side of wall of #22 Chestnut st follow the sweeping curve of Adams st - opposite Adams st's intersection with Common st. #13 Adams st. and

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1874, 1885, 1892, 1901, 1911
T.T. Sawyer - Old Charlestown p. 469
Middlesex deeds - #13, 22 - 338:104, 377:428
Suffolk Deeds - 1483:247.


↑ #13 Adams st.

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation
Education
Exploration/settlement
Industry ____
Military X
Political ____

Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

22 Chestnut represent a late addition to this "wall" of mostly ca. 1850's town houses. Architectually, these houses represent solid, if somewhat weathered examples of ca. late 1860's/early 1870's Mansard style masonry housing — housing built for an "upscale" clientel. #22 Chestnut st. represents a relatively rare example of bowfront Charlestown housing. #13 Adams st., evidently built at the same time as 22 Chestnut st does not feature a bowfront — its flat front blending harmoniously with those of ca. 1850's flat fronted neighbors. These houses have significant historical associations with Commodore James Armstrong of the United States Navy. Armstrong, described by T.T. Sawyer as possessing an "official dignity", evidently owned #13 Adams st and 22 Chestnut st's lots for many years but never lived in either of these houses. ((Armstrong evidently lived elsewhere on Adams st.). These houses were evidently built after his death, ca. late 1860's. James Armstrong purchased these lots from Lot Merriam Jr. of Charlestown, "housewright" on Dec 28, 1838. Lot Merriam had purchased these lots from Martha Lawrence, "widow" ca. mid 1830's — the Lawrence/Merriam deed mentions that "a small dwelling house" stood on this land. Lawrence's property had been carved from "the Mansion House estate of Nathan Adams - the Lawrence/Merriam deed mentions "the lane or street leadin to the mansion house" — this lane represents the nucleus of Chestnut st.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

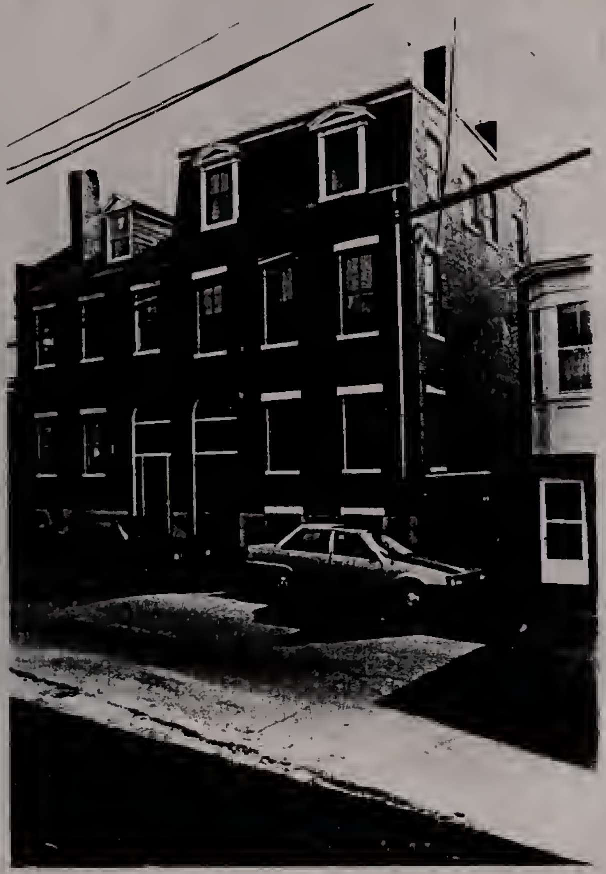
In any event, the Mallory Panoramic view of Charlestown/Boston clearly indicates that in 1848 the only houses standing on Adams st, across from the Old Training Field were #'s 9-12 Adams st. #13 Adams st and 22 Chestnut st's land is shown as vacant (not even showing "the small house" mentioned in the 1838 deed. The James Armstrong estate is listed as owning #'s 13 and 22 in 1875 [these houses do not appear on the 1868 Sanborn Ins. Atlas but do appear on the 1875 Beers Atlas of Charlestown). By 1885 an H.W. Bartleman owned #22 Chestnut st. while a Mary Crowninshield owned #13 Adams st.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

By the 1890's, Harriet W. Bartleman was still the owner of #22 Chestnut st while an Elizabeth Putnam owned #13 Adams st.

Note: It was noted in the "Charlestown Enterprise" April 24, 1886 p.1 under "Real Estate" that "On Thursday, the Commodore Armstrong estate, 13 Adams st., was sold for $6300.00 to James J. Costello of Monument Square, who purchased the property for investment. The price obtained is very low as the estate is assessed for $7,300.00."

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 26, 28 Adams st COR. near Chestnut st.

NAME ________________________________
present original

MAP No. ____________ SUB AREA Winthrop Sq.

DATE ca. 1827-28 Middlesex Deeds
source

ARCHITECT ________________________________
source

BUILDER Shadrach Varney (?) - attributed (deeds)
source

OWNER Shadrach Varney / Daniel Sampson - #26
Samuel Leach - #28
original present

PHOTOGRAPHS CT 4. 2/4 '86

TYPE [✓ (residential)] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ________________________________

NO. OF STORIES (1st to cornice) 2 plus basement attic - 28
basement, mansard - 26

ROOF gable - 28, Mansard - 26 cupola — dormers 1 on #28
2 on #26

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Double Federal masonry houses - mansard roof added to #26 ca.
late 1860's/1870's (?). Both houses exhibit granite block basements. Tall, paired
arched entrances w/ late 19th c. (?) outer doors - entrances originally open and recessed.
In general windows exhibit simple granite sills and lintels and contain 2/1 wood
sash. Fenestration on #26 appears to have been altered - 2nd floor windows are
taller than those of #28. Bldgs culminate in brick work cornices. #28's brick, side

EXTERIOR ALTERATION [✓ minor] moderate [✓ drastic] → 26 - linked chimneys/gable roof replaced
└ #28 by mansard roof. 2nd floor windows lengthened.

CONDITION [✓ good] fair poor ________ LOT AREA ________ sq. feet

NOTEWORTHY SITE CHARACTERISTICS ________________________________

wall is carried above gable roof
to form linked chimneys - #26's
linked chimneys were taken down
when mansard roof was built.
#28. features (Map) a single dormer
w/ pedimented gable roof. #26's Mansard
roof is clad w/ slate shingles - 2
dormers w/ pedimented gables appear
on Adams st. slope.

SIGNIFICANCE (cont'd on reverse).
Together with 9, 11, 13 Union st., 27, 29
Union st. and 17, 19 Elmwood st.,
#26, 28 Adams st. is part of Charlestown's
small, but choice collection of Federal
masonry row houses with distinctive
arched entrances. These houses

Bibliography - Maps - 1816, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834-74
Boston Directories - late 19th c.   851:517
Middlesex Deeds - #26 - 273:445, 741:157, 851:517,
#28 - 283:22 [Suffolk - #26 - 1973:296].
Charlestown Enterprise" - Aug-30, 10 -- - ?.
July 18, 19

Moved; date if known Aug. 30, 1919, p. 3,
July 18, 1903, p. 2)

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/development __X__
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Significance (include explanation of themes check

originally faced the grounds of the old estate - (including
a large hip roofed federal house which faced Chestnut st. (now the
site of # Chestnut st). #'s 26, 28 Adams st. screen the segment
of Adams st. from Chestnut to Mt. Vernon st. from the urban
blight of the elevated approach to the Mystic-Tobin Bridge.
#'s 26 and 28 Adams st. represent the work of Shadrach Varney
(He is variously listed in 1820's and 1830's deeds as "mason", "blacksmith"
and "Gentleman"). Varney played a role in the development of Dexter
Row (mid 1830's) and 7-23 Harvard st. (1835). On 18 August, 1825, Varney
paid George Brown, Charlestown trader $1200 for #26 and 28's lots
[see Middlesex 262:167]. Brown had purchased these lots one year earlier
from James K. Frothingham (4 August 1824). Varney sold #26's lot (no
buildings) to Daniel Sampson, Charlestown caulker, for $380.00 on
April 16, 1827. (273:445). Varney sold #28's lot, "with all the buildings
thereon" to Samuel Leach of Medford, master mariner, for $3,250.00

Preservation Consideration (accessibility, re-use possibilities, capacity
for public use and enjoyment, protection, utilities, context)

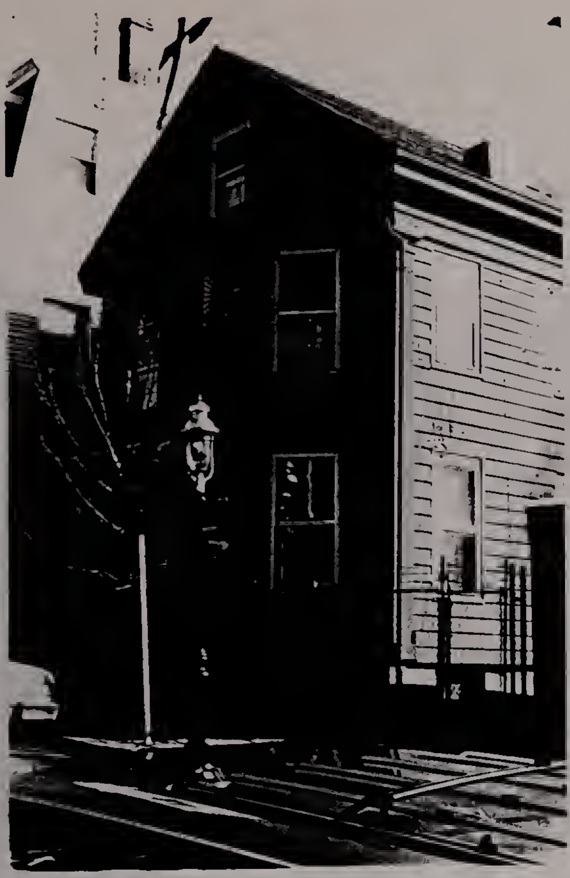
on July 1, 1828. (Thus 26, 28 were erected between Apr. 1827 and July 1828)
#26 remained under Sampson family ownership until Hannah Sampson
sold it to Elizabeth W. Sawyer on May 23, 1856 [741:157]. #26 was
owned by Sawyer family members until at least the mid 1880's. [Elizabeth
Sawyer's husband was Alvin G. Sawyer, cooper]. From c. 1890 until at
least the early 1910s, this house was owned by John Haggerty", U S Navy
#28 Adams st. was owned by Samuel Leach family member until

Bibliography and/or references (such as local histories, deeds, assessor's
records, early maps, etc.)

as late as 1911.

Adams st. was "staked out by selectmen from Mr. Townsend's
corner to Mr. Breeds Dam Pasture and approved by the
town in August, 1797. This was the old way from the
Training Field, now Winthrop Square to the "dam pasture" before
the laying out of the Salem Turnpike - Adams st. is said
to have been named for the Quincy, Ma. family of presidents, but ar

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 5 Albion Pl COR. near Main St

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope Eden St-Baldwin St

DATE 1834-1842 Directories
source

ARCHITECT
source

BUILDER
source

OWNER Smith Dyar
original present

PHOTOGRAPHS C-town - 3.6/4

TYPE [✓ (residential)] single double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola -- dormers ---

MATERIALS [✓ (Frame)] [✓ (wood clapboards)] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Side hall plan Greek REvival house w/2-story Queen Anne octagonal bay addition to main facade. Brick basement. Short flight of granite steps leads to recessed main entrance-heavy, pannelled doric pilasters and entablature with prominent cornice enframed recessed entrace. Front door flanked by slender doric pilasters and hairon side lights. 2-story bay feature apron panels with incised rectangular forms. Particularly noteworthy is sunburst motif panel on center of 2nd floor bay. In general windows are simply enframed and contain 1/1 *

EXTERIOR ALTERATION [✓ (minor)] moderate drastic

CONDITION [✓ (good)] fair poor LOT AREA 3333 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Albion Pl.'s collection of interesting c. 1830's-1870's houses.

sash. House is clad w/wood shingles, accented by Doric cornerboards and enclosed by
(Map)

able roof w/return eaves...

SIGNIFICANCE (cont'd on reverse) Architecturally, 5 Albion Pl. represents an interesting, highly successful marriage of well-detailed 2-story Queen Anne octagonal bay to an unmistakably Greek Revival Main block (side hall plan, substantially proportioned elements).

This house was built for Smith Dyar, leather dealer, (Boston) at some point between 1834 and 1842. In 1832 he is listed as a Morrocco dresser and occupant of 6 South Trainingfield. By 1842, Dyar is listed as a leather dealer with a house on Albion Court. Dyar lived on Albion Court until the autumn of 1860. He sold #5 Albion Court to A. B. Shedd et al on September 27, 1860. By that

ibliography - Maps: 1818, 1833, 1839, 1848, 1851
tlases: 1875, 1885, 1892, 1901
harlestown Directories: 1834-1874, 841:188, 1125:387

Moved; date if known________________

Themes (check as many as applicable)

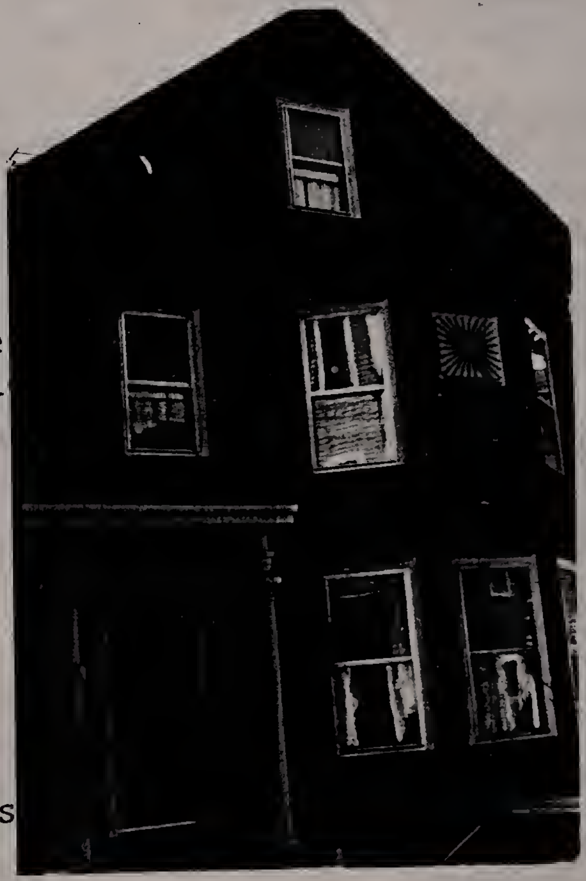
Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

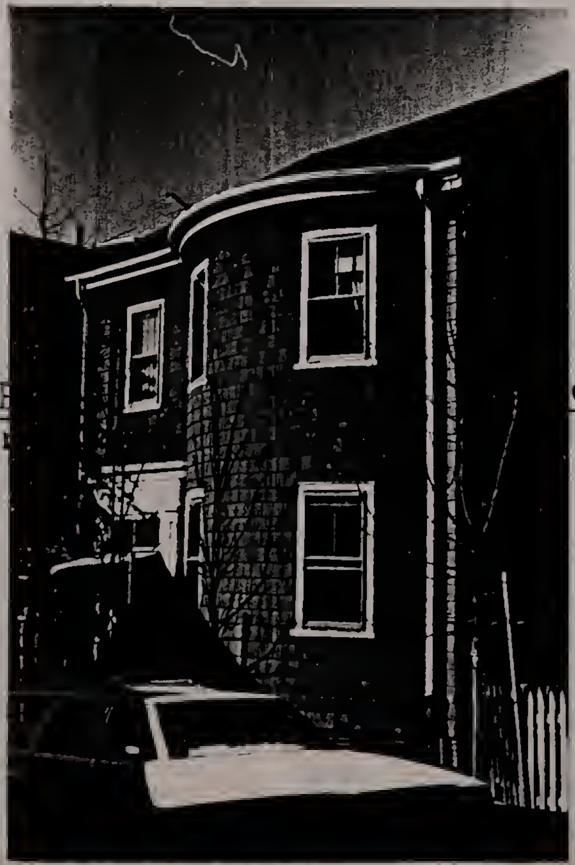
Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

ime he was living in Berlin, Worcester Co., Ma. The deed notes that Dyar "has entered into a omposition with his creditors whom they have agreed to discharge and release him from all his ebts to them due", including his "factory estate" and "albion Court Estate." (see Middlesex eed 841:188). During the 1860's this house was owned by Henry M. Currier, fruit dealer, 15 erchant's Row, Boston. Currier, in turn, sold this house to Jacob W. Roberts, grocer (148 lackstone, Boston) on August 8, 1870 (Middlesex Deed 1125:387) for $4,800.00. In 1866 J.W. oberts' home is listed at 330 Main St. In 1875, in addition to J.W. Roberts, this was the ome of Frank J. Roberts, a clerk at 148 Blackstone. By the 1890's this house was owned by Florence G. Henry. Albion Pl. was set out by c. 1830 and along with the lower portion of uburn St (Hall St) and Eden St is one of the oldest streets northwest of Walker St.



Preservation Consideration (accessibility, re-use
for public use and enjoyment, protection, utiliti



ces (such as local his

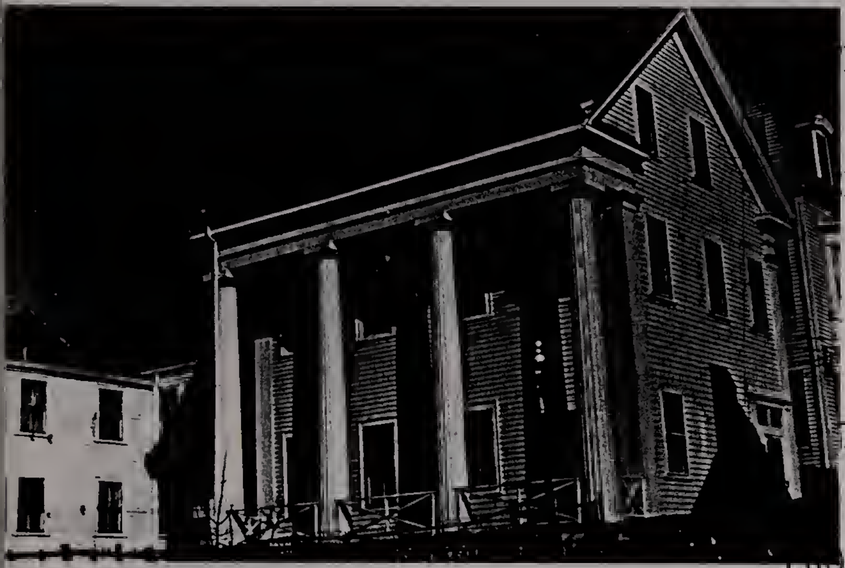
Also of interest:
4 Albion Pl.
owned by Hunnewell
in 1875. Rare and apparently early (c. 1840) Charlestown
example of bowfront house.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS 20 Albion Pl. COR. Off Main St.

NAME __________
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope Eden-Baldwin Sts.



E 1840-42 Middlesex Deeds
source

HITECT __________
source

LDER Aaron Clark and Enos Varney, Middlesex Deeds
source

ER Aaron Clark and Enos Varney
original present

TOGRAPHS C-town-3-36/2,3-86

Post-it™ brand fax transmittal memo 7671 # of pages ▸ 5
To Mary Caneville
From M. Cannizzo
Co.
Co. BLC
Dept.
Phone # 635-3850
Fax # 508-264-6511
Fax # 635-3435

TYPE [✓ (residential)] single double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) @ plus Basement, attic

OF gable cupola --- dormers ---

MATERIALS [✓ (Frame)] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial Greek Revival house with Southwest facing monumental Tuscan Columned porch--fluted columns (4) rise 2-stories to heavy projecting entablature which is incorporated into roof slope. Main entrance is on street facing gable. (3 bays wide). Front door retains Doric pliaster but entablature is missing. Windows are simply enframed with 2/2 wood sash. Corners are boldly accented with heavy, wide Doric pilasters. Entrance on 4-bay porch side w/windows that are slightly taller than those on the end wall gable.*

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 4952 sq. feet

NOTEWORTHY SITE CHARACTERISTICS situated on South slope of Bunker Hill facing small yard.

* Two ells are located at tear and side giving this house an overall L-shaped configuration.

(Map)

SIGNIFICANCE (cont'd on reverse) The significance of 20 Albion Pl. is three fold. First and forement, it is architecturally significant as the only Charlestown example of a Greek Revival house with a monumental columned side porch. Secondly it has important historical associations with Elias Crafts Jr., a prominent mid 19th century Charlestown druggist-for many years his apothecary shop-"crafts corner" (junction of Main and Warren St, opposite Austin St) was a well-known local landmark. Thirdly, 20 Albion St. provides an unspoiled glimpse of a substantial, detached early 1840's Charlestown homestead-before intensive 1850's and 1860's urbanization (via row house construction). #20 Albion Pl.

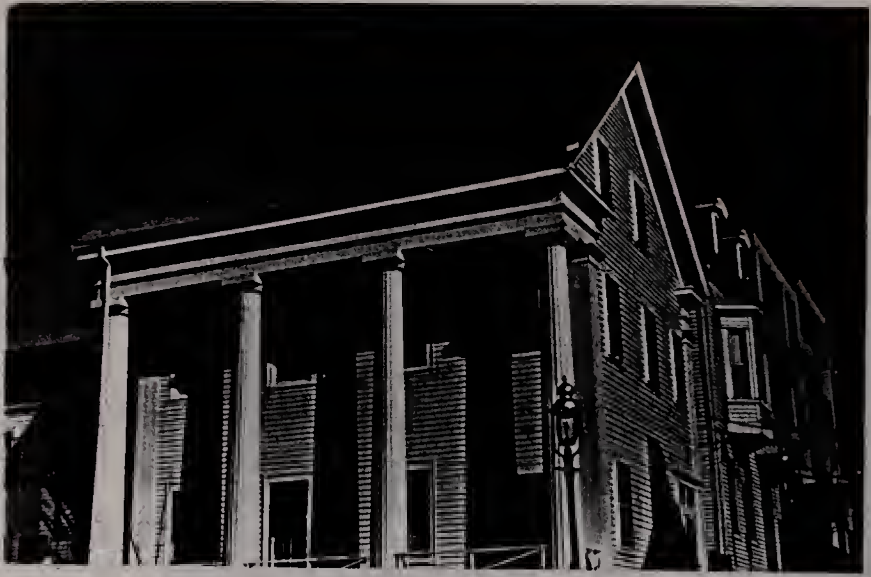
A

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation
Education
Exploration/settlement
Industry
Military
Political



Significance (include explanation of themes checked above)

was built at some point between 1840-1842. On 1/1/1840, George Johnson trader, sold #20's lot to Aaron Clark and Enos Varney, carpenters for $466.00. (Middlesex 390:351 and 400:4). Evidently, Clark and Varney were responsible for this house's construction. Clark was active in local building c. 1830's/1840's. Enos Varney's carpentry work spanned c. 1830's-mid 1870's. An Aaron Clark is listed in the 1834 Charlestown Directory as a Morrocco dresser, 15 Pleasant St. In 1842, Aaron Clark, II and Enos Varney are listed together as carpenters-both lived at Albion Ct. (preseumably in #20). By 1845, Clark and Varney were still living on Albion Ct-the former's work address is listed as rear 185 Main St and the latter's as G. Walker's Wharf. In 1846, Clark sold #20 to Varney (477:186) for $2,000.00. The Clark-Varney deed mentions that "said premises comprise one lot and a part of another on a plan by B. Badger, Feb. 11, 1837." By 1852, Aaron Clark, II is listed as "surveyor of lumber", 25 century Square house 4 Albion Ct. Enos Varney owned this house until June 15, 1849 (541:207), at that time, he sold it to Lowell L. Hinds, Boston leather dealer. (In 1848 Hinds lived at 11 Lexington St). During the 1850's and early 1860's Hinds is listed as a "shoe and leather dealer, Boston, house 70 Albion Ct. On February 27, 1863, Hinds sold this property to Elizabeth Crafts, wife of Elias Crafts. Elias Crafts was a popular Charlestown figure during the mid 19th c. His apothecary shop at Main and Warren St was an informal gathering place for townfolk. Crafts first opened shop in the old Boylston House on "Crafts Corner" in 1828. Sawyer notes that the Boylston House was probably the first frame house built in Charlestown after the Battle of Bunker Hill-a house on this site owned by Mrs. Mercy Boylston

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

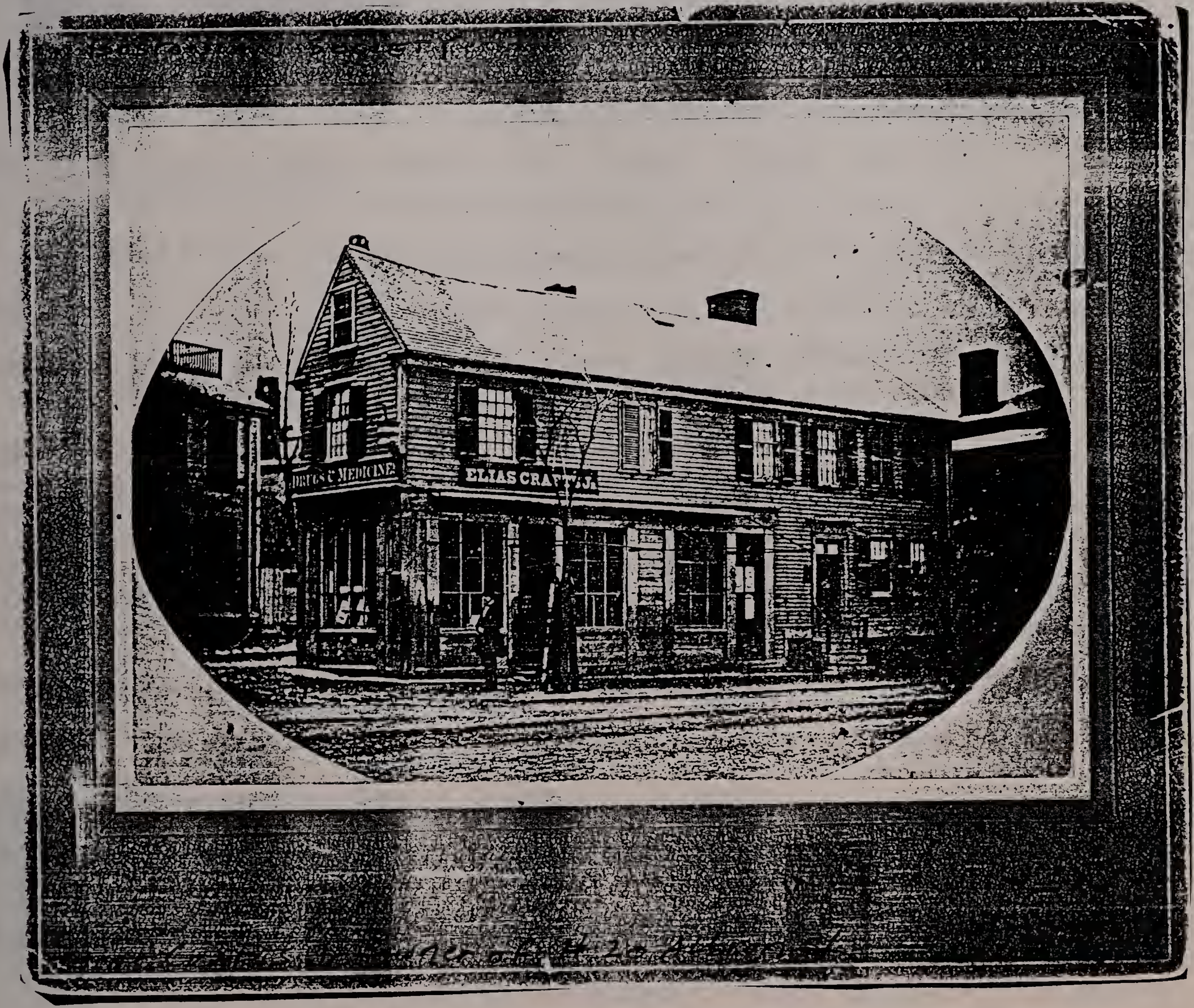
had been burned on the day of the battle. In any event, Crafts shop was as "an old wooden building, two stories high with pitched roof. In one end of the lower story of this building, looking directly up Main St., was a store, the windows of which were ornamented with bottles and jars of fanciful shapes, filled with highly-colored water of various shades, attractive in the daylight, and made doubly so after dark by lights reflected upon them for the purpose. Projecting from the corner of the building, on an iron frame above the windows, was a good-sized gilded mortar and pestle. This was the apothecary store of Dr. Elias Crafts, Jr." In 1869, the city council of Charlestown passed an order to cut off this corner and

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

enlarge the public square-to accomplish this, the Boylston Club on Crafts Corner was destroyed. In any event, Elias Crafts, Jr. was born in Newton, MA, January 31, 1807. His parents came to Charlestown in 1809. In April, 1821, he started to learn the druggist business w/Dr. Samuel Kidder. On October 18, 1828, he opened "a store well-stocked with medicines and fancy goods at Crafts Corner. In 1857 he opened a wholesale store at 148 Commercial St., Boston, sellin out his Charlestown store to Charles N. Chase.

Mr. Crafts was also the treasurer of many organizations-including the Universalist Church. From 1833-1873 he was a member of the volunteer fire department and for nearly 40 years was a member of Washington Engine Co-No. 5. He married Elizabeth Hunnewell of Charlestown. Crafts lived at 20 Albion Pl. with his unmarried children until c. 1895. By 1901, a George Crafts et. al. owned this property.

Albion Place, originally Albion Ct., is one of the earliest streets southwest of Walker St.-it may predate 1830 and was probably improved at the driveway for #20 Albion St. Today, Albion St. is a cul-de-sac lined with a half dozen or so interesting 1840's houses.
Note: Albion Pl. and adjoining lots were apparently part of the Edes estate during the early 19th c. (see 1818 map).



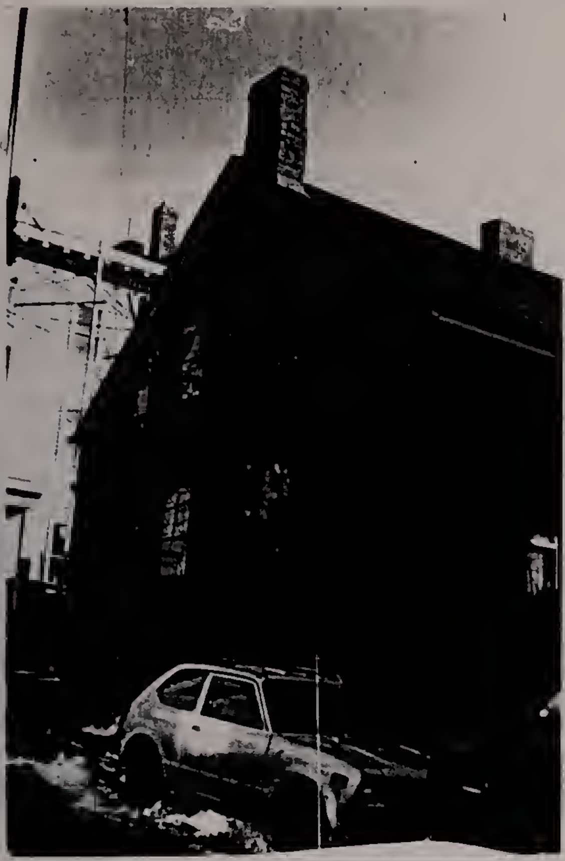
ELIAS CRAFTS, JR.

DRUGGIST.

No. 154 Main Street.

1848 Charlestown Directory

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown



ADDRESS 23 ~~Auburn~~ Albion Pl. COR. off Main St

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope Eden St-Walker Sts

DATE 1845-1848 (possibly 1830's (?) Middlesex Deeds Directories source

ARCHITECT
source

BUILDER William & George Johnson(?) "lumber dealers"
source

OWNER George Johnson
original present

PHOTOGRAPHS C-town 3-5/6,6/1.86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 1=main block, 2=rear ell plus basement, attic

ROOF gable cupola --- dormers ---

MATERIALS [✓ Frame] clapboards [✓ shingles] stucco [✓ asphalt] asbestos alum/vinyl
(Other) brick [✓ stone basement] concrete iron/steel/alum.

BRIEF DESCRIPTION Greek Revival 1-1/2 story cottage w/more substantial 2-1/2 story rear ell. Main block situated on granite block foundation. 3-bay, main facade/street facing end wall gable features entrance w/Greek Revival enframements-pilasters partially obscured by modern siding, front door topped by 6-pane transcom band and cornice headed entablature. Southwesterly side features side porch w/make-shift posts-probably replacements for Greek Revival Doric or Tuscan columns-smaller version of #20 Albion Pl.'s porch. Four tall windows w/9/12 wood *

EXTERIOR ALTERATION minor [✓ moderate] drastic modern siding, massing porch columns

CONDITION good [✓ fair] poor LOT AREA 3003 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Originally, #23 Albion St's side porch had a nearly unobstructed view down the slope of Bunker Hill to Main Street.

* sash open on to porch. Porch roof is the extension of the main block's roof slope and features a heavy entablature.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, 23 Albion Street is an interesting Greek Revival survival from the mid 1840's-its form, with its distinctive side porch (at one time featuring Greek Revival Columns) and broad street facing gable are not elsewhere repeated in Charlestown. Although #20 Albion St is somewhat similar, being a more monumental variation on this street facing gable-Main facade/side porch theme. Built c. 1845-48, this house's residents included lumber dealers and the principal of the Bunker Hill School. This house was built for William Johnson c.

Bibliography - Maps: 1818, 1833, 1837, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: 841:545, 991:224

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

1845-48. It may have been built by Willian and George Johnson, lumber dealers. The occupation of lumber dealer sometimes encompassed house building during the mid 19th century in New England. William Johnson is listed as boarding at 252 Main St in 1845 (occupation unlisted) and as a "lumber dealer, Neck, house Albion Court" in 1848. Apparently, George Johnson was this house's first owner-William purchased #23 Albion from George Johnson on October 1, 1851 (Middlesex Deed 841:545). This deed mentions buildings on this lot. William Johnson paid George Johnson $3,300.00 for this property. George Johnson is first listed as a West India Goods proprieter (85 Main, house 93 Main St) in 1834. During the 1840's and 50's he lived at 246 Main St, corner Albion Ct. His business is listed as "at Johnson's Wharf in 1842 and lumber dealer, Neck by 1845. Johnson's Wharf is listed as 417 Medford St during the 1850's. In any event, #23 Albion remained in the Johnson family until 1867. On March 31, 1867, Alfred P. Gage paid William Johnson's wife Amelia $5,500.00 for this house. Alfred P. Gage is listed in 1866 at 40 Russell St as Principal of the Bunker Hill School. By 1875 he is listed as "teacher, high school." A. P. Gage owned this house until the 1890's. By the early 1900's it was owned by a Mary O'Connor. This house is part of Albion St's extremely interesting collection of 1830's-1850's houses. Albion St is one of the oldest streets southwest of Walker St and may date to as early as the 1810's. Note: further research may reveal that this house dates to as early as the 1830's. The number of grantee listings for George and William Johnson precludes more specific dating via deeds.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

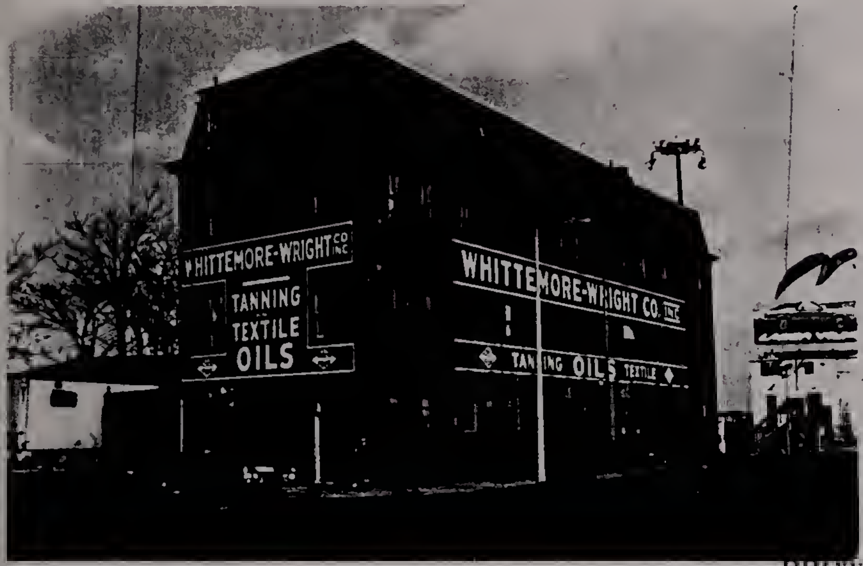
Bibliography and/or references (such as local 's
records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. Area Charlestown

ADDRESS 62 Alford St. COR. Arlington Ave.

NAME Silas Burbank and Son Varnish Factory/Whittemore Wright Co.
present original

MAP No. 30N-11E SUB AREA



c. 1880, enlarged c.1890 Atlases
source

ITECT
source

DER
source

R Silas Burbank, Charles G. Burbank
original present

PHOTOGRAPHS C-town--4.5/2,3,4,5.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) factory

NO. OF STORIES (1st to cornice) 3 plus basement, mansard

ROOF Mansard cupola -- dormers 2-dormers Arlington Ave. 10-dormers, rear wall dormers removed from main facade

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Rectangular. Mansard factory building rises 3-stories to straight-sided mansard roof. 18-bay main facade, 2-bay sidewalls. Characterized by planar brickwork surfaces pierced by segmental headed windows w/lintels composed of two rows of header bricks. Windows contain various sash configurations--9/6, 2/2, 1/1 etc. Particularly noteworthy is early-mid 20th c. painted advertising on Arlington St., Main St. and Mystic River sidewalls. Roof slates are mostly intact. Dormers on Arlington Ave. side exhibit distinctive*

EXTERIOR ALTERATION minor moderate drastic Main facade dormers no longer intact Rear ell greatly reduced

CONDITION good fair poor LOT AREA 14,600 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Situated near Mystic River, across from Schraffts building.

*pointed arch caps.

(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, 62 Alford St. is of interest as a substantial, relatively rare Boston area example of a c. 1880 varnish manufacturing building. Situated near the Mystic River and the Bridge to Everett, its boxy, rectangular mansard roofed form and its surfaces bold, well-painted advertising provides a memorable introduction to the Sullivan Square area. This building ranks among the oldest buildings representative of the paint and varnish industry in the Boston area. The present building

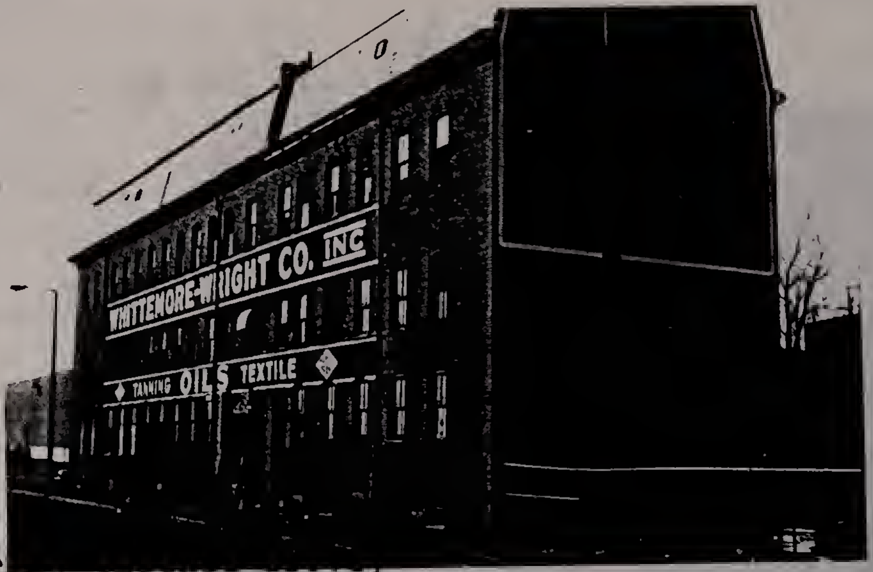
A

Bibliography--Atlases: 1875, 1885, 1892, 1901
Middlesex Deeds 911:314
Peter Stott, A Guide to the Industrial Archeology of Eastern, Ma. (Cambridge: MIT Press and forthcoming)

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal		Conservation
Agricultural		Education
Architectural	X	Exploration/ settlement
The Arts		Industry
Commerce		Military
Communication		Political
Community/ development	X	



Significance (include explanation of the

is composed of a c.1880 and c.1890 segments. The 1875 Atlas does not show the present building--its lot is occupied by a u-shaped building labeled "varnish factory," with a large, rectangular building at the rear of the lot. By 1885, the 12 bay segment of the bldg. closest to Arlington Ave. had been included. This bldg. appears as "L-shaped" (w/long ell to rear greatly reduced). By 1892 this building had been enlarged by 6-bays the L-shaped 12-bay c.1880 bldg. had become an 18-bay T-shaped bldg., labeled "Varnish Factory." The same configuration appears on the 1901 Atlas. c. Early 1900's photographs of Sullivan Sq. and vicinity show a tall chimney to the rear of this bldg.

This building has historical associations with Silas Burbank (1800-1874). He had been a varnish maker in Salem before the Civil War, as his father had done before him in Newburyport.

In 1864, Burbank and his son Charles purchased the land on Alford St. After his father's death, Charles Burbank operated the factory alone, but in 1877, Nathaniel F. Kyder joined the firm, which later became Burbank and Ryder. The company marketed its varnish under the trade name Bunker Hill, and for a number of years did a successful business.

Burbank and Ryder moved to a new plant in Everett about 1913, and the building was leased to the Whittemore-Wright Company, manufacturers of shellac, varnish, stains, and waxes. Founding partners were Frederick L. Whittemore and Richard A. Wright, both of them having been in the drug and chemical business as far back as 1881. Their business had originally been as a supplier of waxes to the textile industry, but the discovery of its

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

application to leather finishing, led them into the manufacture of industrial oils for the tanning industry, today the company's chief product.

The company produces (fatliquors) or sulfated oils--natural oils that have been treated with sulfuric acid to make them water soluble, thus allowing the oils to penetrate leather, lubricating it and keeping it pliable. Despite the movement of tanneries to Maine, New Hampshire, and the midwest in the 20th century, it has been through Boston that most of the animal, vegetable, and fish oils have been imported. The company is one of about eight firms in the greater Boston area producing sulfated oils.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Alford St. was formerly called the Malden Rd., being "Country Road through Malden," so-called in the Malden records of 1803. By 1818 it was part of the Newburyport Turnpike (from Main St. to Malden Bridge). On March 24, 1848, Alford St. was altered, being laid out 60' wide. On April 21, 1899 it was relocated from the southerly side of the Mystic River to the boundary line between the City of Boston and the City of Everett. The Whittemore Wright Varnish Factory is a remnant of a much more extensive industrial area that evolved between Sullivan Square and the Mystic River after the Civil War

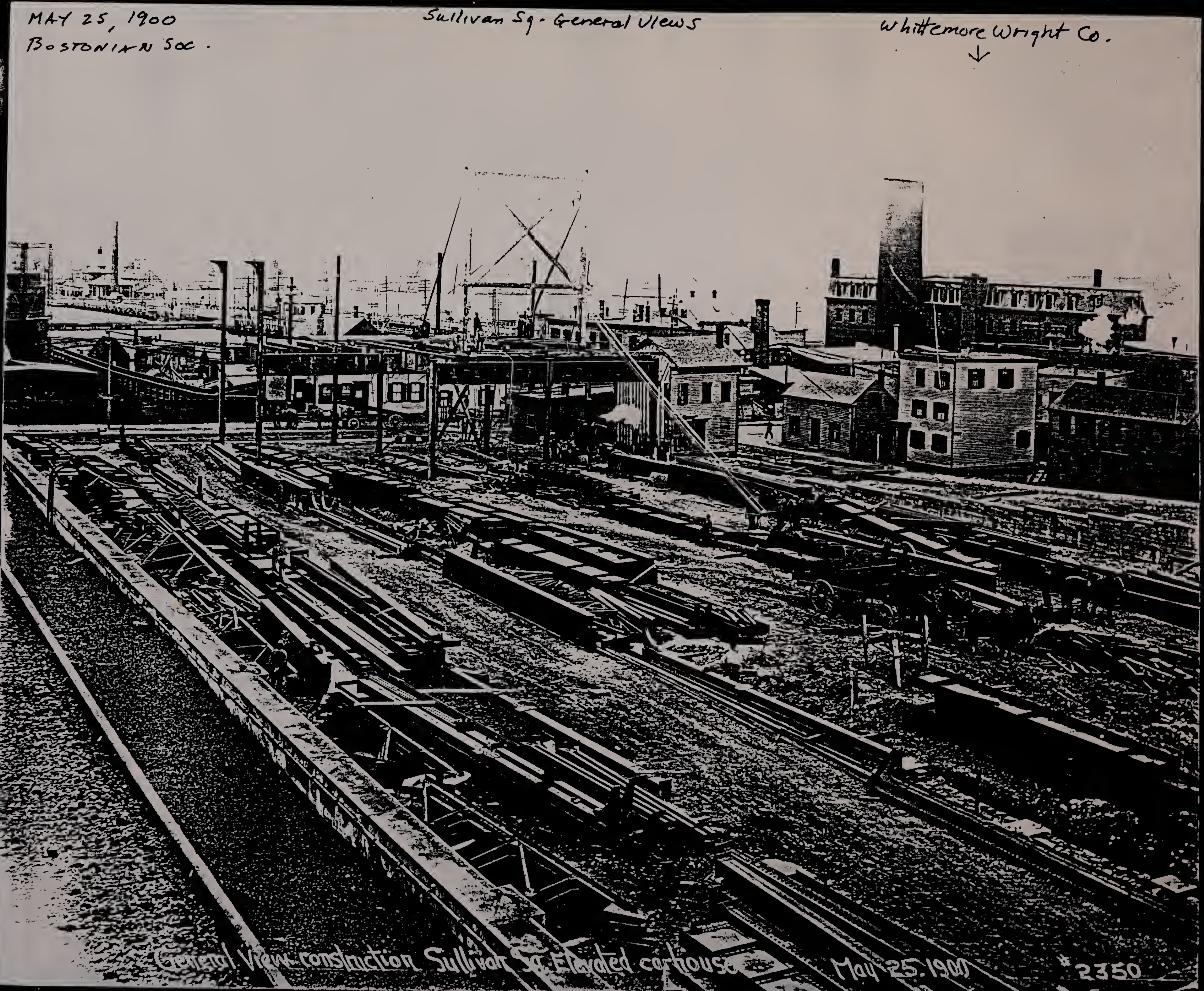
WHITTEMORE-WRIGHT CO. INC.
TANNING AND TEXTILE OILS
NORITE BRAND
NORITE BRAND
ARLINGTON AVE

whittemore-Wright Co. Alford st.
Robert Severy Photo (1975?)

MAY 25, 1900
BOSTONIAN Soc.

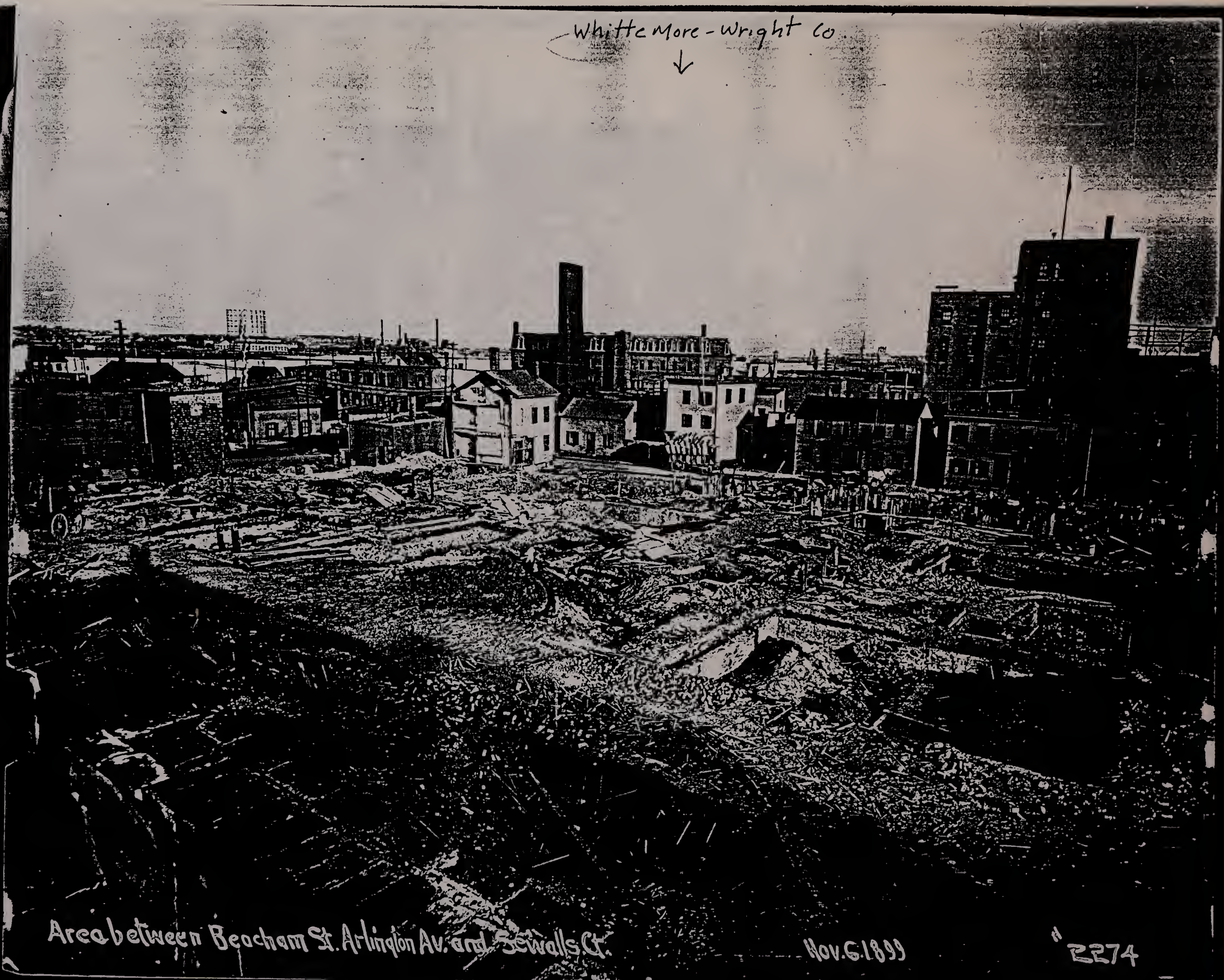
Sullivan Sq. - General Views

Whittemore Wright Co.
↓



General View construction Sullivan Sq. Elevated carhouse May 25.1900 #2350

Bost. Sq. Whittemore & Wright Co. at right
construction Sullivan Sq. elevated car house May 25, 1900 #2350



Whittemore-Wright co

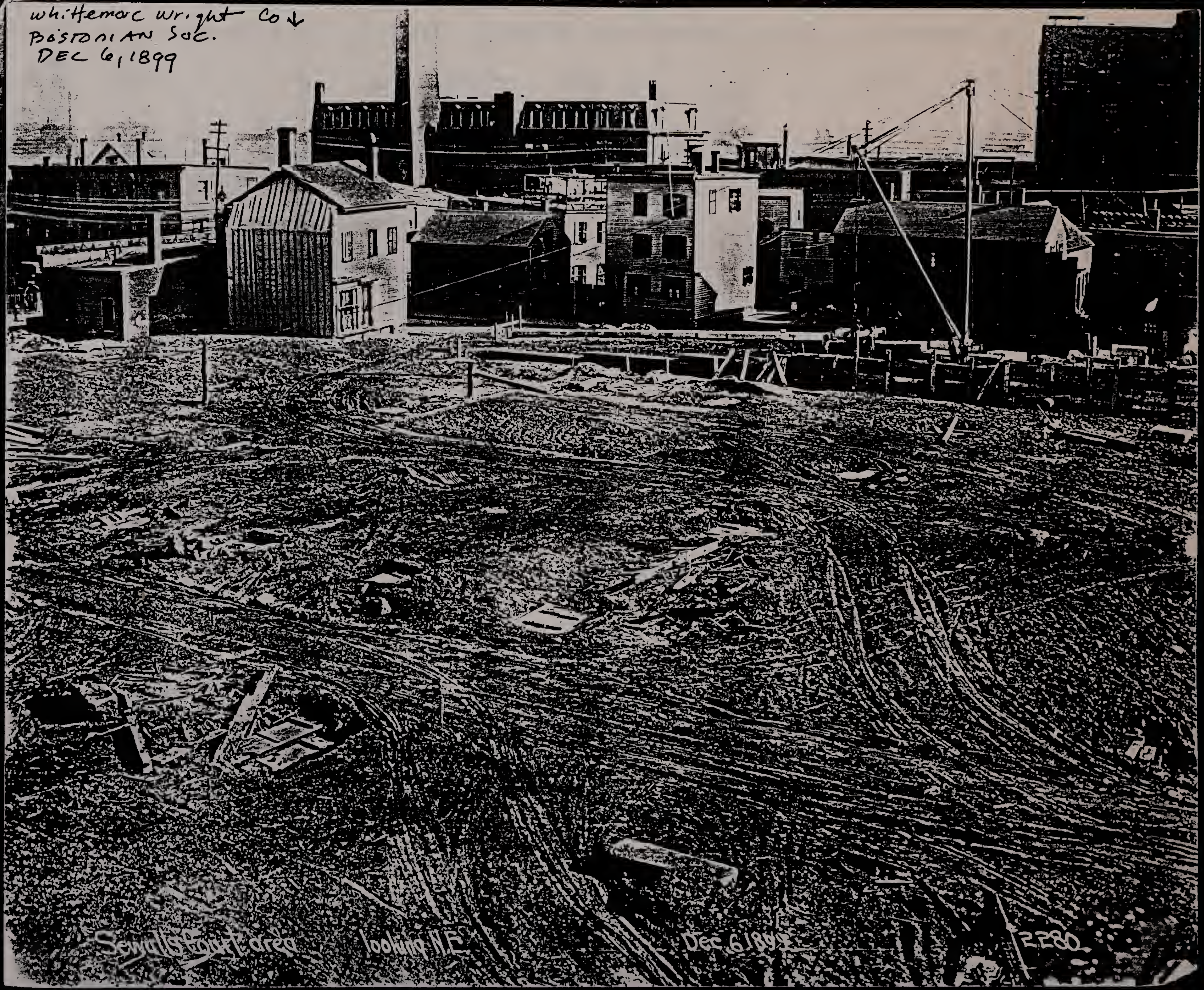
Area between Beacham St. Arlington Av. and Sewalls Ct.

Nov. 6 1899

2274

Bostonian Soc.

Area betw Beacham St Arlington Ave and Sewa s St.



whittemore wright co ↓
Bostonian Soc.
Dec 6, 1899

Sewalls Court area looking N.E. Dec 6 1899 2280

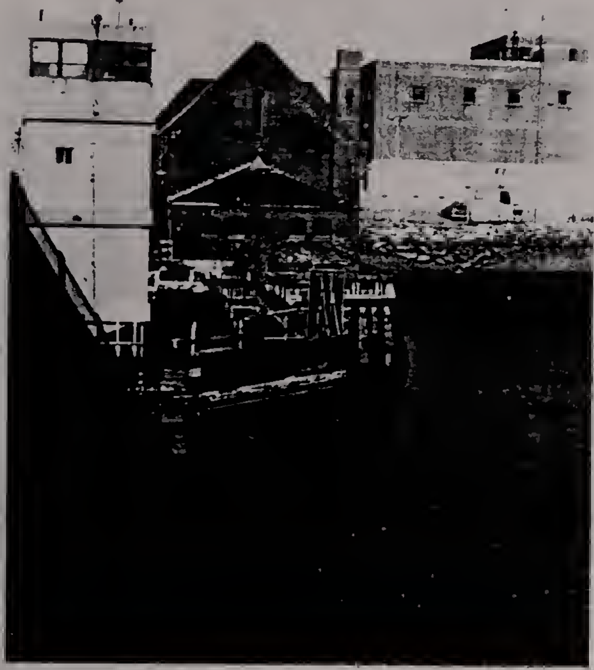
courtesy of Bostonian Soc.
SEWALL'S AREA Looking N.E. Dec 6, 1899 #2280 showing Whittemore Wright Varnish Co at left
of center background.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 171 Alford St. COR.

NAME Metropolitan Sewerage Board: Charlestown Pumping Sta.
present original

MAP No. SUB AREA Charlestown Neck/ Sullivan Sq.



DATE 1895
source

ARCHITECT Arthur F. Gray
source

BUILDER
source

OWNER City of Boston (?) Metropolitan Sewerage Board
original present

PHOTOGRAPHS C-town

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Pumping Station

NO. OF STORIES (1st to cornice) 2 plus attic

ROOF gable cupola -- dormers 5 dormers per slope

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Queen Anne red brick pumping station. Essentially rectangular plan--2-story main block, 1-story ell on south end wall gable (4 bays x 2 bays). Situated on granite block base (4 courses) Alford St. side partially obscured by modern 1-story addition. Alford St. windows are tall w/thick stone deviders and multi-pane sash. End wall gable (south) features long narrow attic window with header brickwork arch. Steeply pitched gable roofs retains roof slates and 5 hip roofed dormers with 1/1 wood sash (5 dormers per slope).

EXTERIOR ALTERATION minor [✓ moderate] drastic 1-story addition on Alford St. side

CONDITION [✓ good] fair poor LOT AREA sq. feet

NOTEWORTHY SITE CHARACTERISTICS Situated on Mystic River, adjacent to Alford St. Bridge.

(Map)

SIGNIFICANCE (cont'd on reverse)

The Charlestown Pumping Station is situated next to (and partially obscured by) the Malden Bridge. It is surrounded on two sides by the Mystic River. Constructed in the Queen Anne style, it is composed of brick, granite and terra cotta. It was designed by Arthur F. Gray and was completed in 1895. According to Peter Stott, the sewage pumping station at Charlestown was one of three initially built to serve the new North Metropolitan Sewerage Systems (the other

Bibliography: Peter Stott, A Guide to the Industrial Archeology of Eastern Mass. , (Cambridge: MIT Press, forthcoming)

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural x
The Arts _____
Commerce _____
Communication _____
Community/ development x

Conservation _____
Education _____
Exploration/ settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/ invention x
Social/ humanitarian _____
Transportation _____

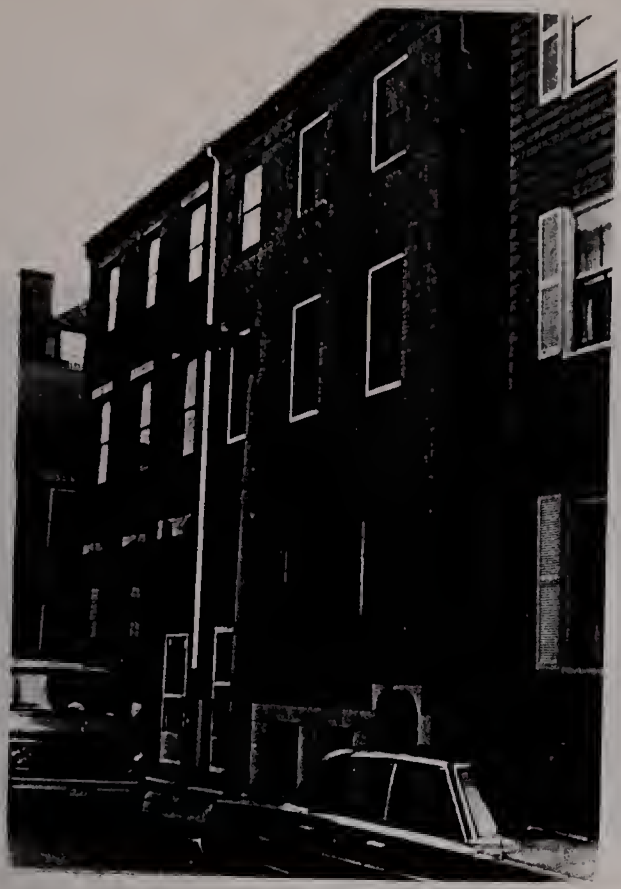
Significance (include explanation of themes checked above)

stations were located at Deer Island and East Boston--still extant?) A two-story coal house, featuring a slated hipped roof surmounted by a cupola, was completed in 1896, though this no longer survives. Further research is needed to determine the type of pumping engines originally located in this facility (possibly two triple-expansion Corliss type steam pumping engines built by the Allis Co. of Milwaukee). According to Peter Stott, the pumps of this station were designed for a smaller capacity, amounting to 23 million gallons per day. The station is located on the northerly side of the Mystic River, adjoining the Malden Bridge. The bridge has since been replaced with a higher structure, with the result that the station is now partially obscured by the present bridge. A plaque on the present bridge reads "Blessing of the Bay, one of the First shops built in America, launched 1631 on the Mystic River. John A. Volpe Governor-1966. David S. Horgan, Chief Engineer. Robert J. McDonough, Bridge Engineer." (See Peter Stott's A Guide to the Industrial Archeology of Eastern Mass., for further information on this pumping station.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 13-15 Allston St. COR. near Bunker Hill St.

NAME ____ present ____ original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slop Elm-Short Sts.

DATE c. 1848 Middlesex Deeds source

ARCHITECT ____ source

BUILDER Ivory Littlefield deeds source

OWNER Ivory LIttlefield original ____ present

PHOTOGRAPHS C-town · 9-4/3 · 86

TYPE [✓ (residential)] single double (row) (2 unit) 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement

OF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ (brick)] stone granite trm concrete iron/steel/alum.

BRIEF DESCRIPTION Extremely plain, flat front row houses, may be loosely categorized as Greek Revival. Main facades characterized by high granite basements with recessed cellar entrances, side hall main entrances, simple granite sill and lintel bars w/dentillated cornice, flat roofs

EXTERIOR ALTERATION [✓ (minor)] moderate drastic ____

CONDITION [✓ (good)] fair poor ____ LOT AREA 13=960 15-1000 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse)

#13-15 Allston St. dates to c. 1848. Architecturally, these houses are noteworthy for their simplicity of design and straight forward use of brick and granite materials. These houses may be loosely categorized within the Greek Revival style. Along with the brick row houses of Baldwin St, north of Bunker Hill ST., these houses rank among the oldest masonry row houses on Bunker Hill's north slope. Unlike the 2-story Baldwin St. houses, with their gable roofs and dormers, #13, 15. w/their narrow, tall, 3-story facades anticipate Italianate row

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories
Middlesex Deeds

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

housing of the 1850's and 60's. #13-15 Allston St. represents the work of Charlestown housewright Ivory Littlefield, active c. 1845 to c. early 1880's. He is first listed in Charlestown Directories in 1845 (as a carpenter, house Pearl St). By 1852, he is listed more specifically at #80 Pearl St. By 1866 his home address is listed as 12 Mystic St. From 1870-early 1880's he lived at 4 Tremont St. Other examples of Littlefield's work include: 19 Allston St. and 62, 64, 68, 70, 72, 74 Pearl St. Ivory Littlefield "housewright" purchased #13 and 15's land on Dec. 10, 1847 from Parker Fall, lumber dealer for $808.80. Fall is listed as a "trader" as late as 1880. #13 + 15's land represents lot #024 and part of lot #25 on a "plan of George Cooke's land made by E. Barker in 1847." In any event, Littlefield sold #13 to Edwin Howe and George W. Hobbs on July 1, 1854 for $2,600.00 (681:14). Howe is listed on Albion Ct., Charlestown, in 1848 and lived at #13 Allston St. by 1852. Houses trade, overtime, is variously listed as "printer" and "bookkeeper". In 1866 his business address was 39 Merchant's Row, Boston. By 1875, he worked at 35 Central, Boston and lived at 21 Elm St. On August 2, 1883, Howe sold #13 to at least the early 1890's. By 1901, a Peter Devine, owned #13 Allston St. #15 Allston St's early ownership is less clear than that of #13. Apparently Littlefield owned #15 until March 1855-at that time he sold it to prolific mid 19th c. mason Benjamin Page. Page, in turn, sold it to George R. Eddy on May 18, 1855 (see 711:185, 186). Later owners/mortgage holders included Nancy Bemis "widow lady," Abel G. Peck, Cambridge "gentleman," William Peters and William H. Maine (representing ownership from 1855-1868). On April 1, 1868, Maine sold #15 to Oliver M. Wentworth of Boston for $4,000.00 (1021:40). O.M. Wentworth, in turn sold it to Thomas S. Wentworth, provisions dealer (12 Central Market, Boston) on April 1, 1868 for $4,300.00. Wentworth evidently owned but never occupied #15-during the 1870's he lived at 20 Union St., Charlestown. By the early 1890's a William Donahue owned this house.

Allston St. was set out c. early-mid 1840's and evidently follows the old boundary line which separated the upland pasture lands of Enock Cook and Deacon Larkin (see 1818 map)

Note: #19 Allston St. is similar to these buildings.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS Arlington Ave., George St. COR. opp. Dorrance St.

NAME part of MBTA yard (present) Charlestown Gas Co. (original)

MAP No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Sq.

Gas Holder=c.1853 Middlesex Pl. Bk. 5, Pl. 24
source

ITECT
source

DER
source

R Charlestown Gas Co. (original) (present)

OGRAPHS C-town 3.2/2.86--holder
3.2/3.86--separate bldg.

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Gas works

NO. OF STORIES (1st to cornice) truncated gas drum plus --

OF flat cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone concrete iron/steel/alum.

BRIEF DESCRIPTION Large, circular gas drum, reduced to about 1/2 its original size. Constructed of brick, w/openings facing Arlington St. and to rear.* Also--Rectangular Gas Co. related structure on MBTA property--8 bays x 4 bays. Windows set in arched openings w/lintels composed of header bricks. Metal oriel protects from 2nd fl., NW corner. Planar brick work surfaces in the 1st fl. 2nd floor walls feature recessed, rectangular brickwork panels. Particularly noteworthy is well-crafted brickwork corbelled cornice. Bldg. culminates in flat roof.

EXTERIOR ALTERATION [✓ minor] moderate drastic some brick window in-fill

CONDITION [✓ good fair] poor LOT AREA part of 278,900 sq. feet

NOTEWORTHY SITE CHARACTERISTICS located in industrial area, extensive parking areas in immediate area, MBTA Bus garages to rear

*Walls pierced by a dozen openings—large multi pane windows. Heavy granite foundation visible on south east side.

(Map)

SIGNIFICANCE (cont'd on reverse)
The old Charlestown Gas Co. is currently represented by a truncated (by about one half) gas holder and a 2-story rectangular brick building of unclear original Gas Co. usage. The Charlestown Gas Co. gas holder evidently closely represented the gas holder at Massachusetts Avenue and North Hampton St. in Boston's South End (Boston's only surviving 19th c. gas holder. (See D.S. Tucci's Built in Boston: City and Suburb, p. 193.)

A

Bibliography: Maps: 1851
Atlases: 1875, 1885, 1892, 1901
A History of Charlestown, Ma. 1775-1887 by James F. Hunnewell
Middlesex Reg. of Deeds Plan Bk 5, Plan 24
The Old Middlesex Canal by Mary Stetson Clarke 1975
The Boston Globe, Wednesday, Aug. 20, 1975

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry X
Military ____
Political ____

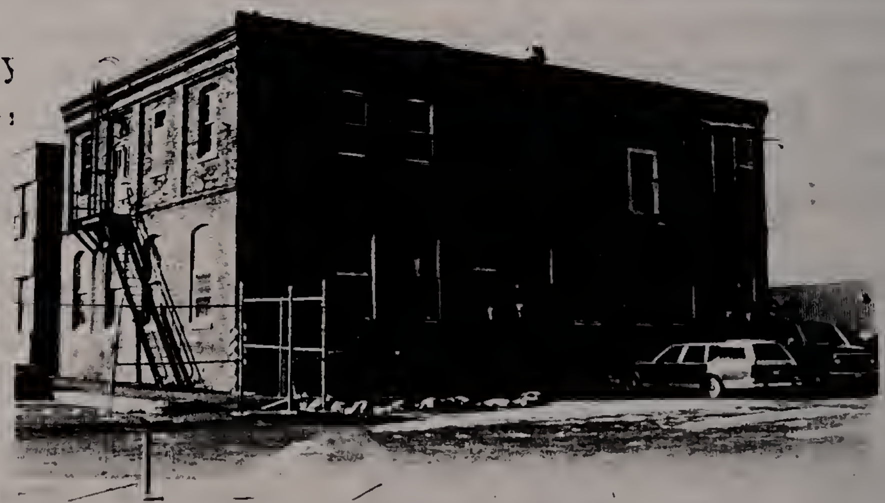
Recreation ____
Religion ____
Science/invention X
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

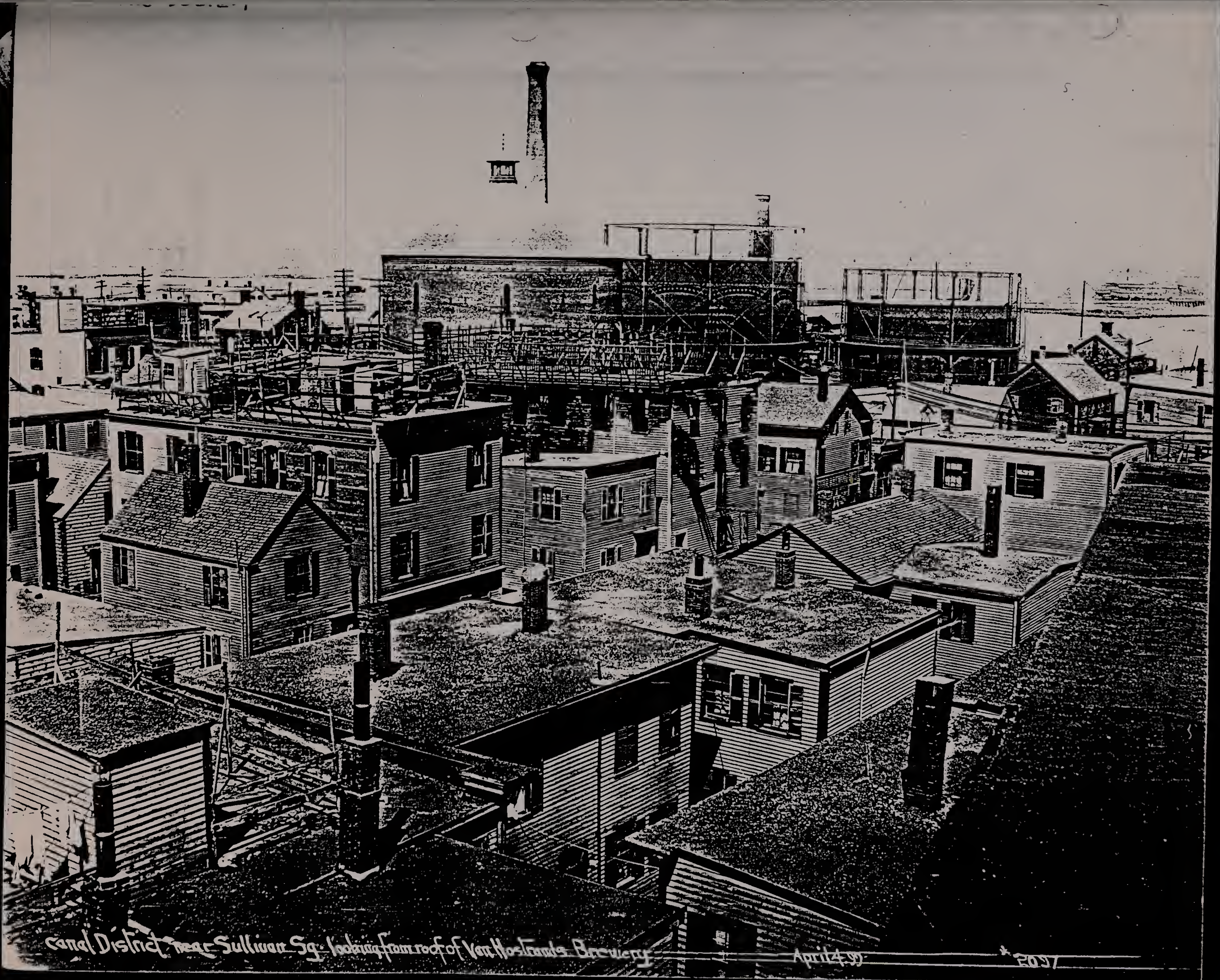
The Charlestown Gas Light Co. was organized in 1846. Lagging sales in stock subscriptions precluded organization for active operations until May 24, 1851, when the capital was $50,000. This was increased to $81,000 on Feb. 6, 1854. Middlesex Plan 24, Book 5 shows the original configuration of the Charlestown Gas Co. buildings along what is now Arlington Ave., opposite Dorrance St. The plan is entitled "Plan of the Charlestown Gas Works, April 23, 1853," drawn by Thomas Doane and John Doane Jr., Civil Engineers & Land Surveyors. The plan shows a "purifying house" opposite Dorrance St. and behind the purifying house is a "gasometer"--the present truncated gas holder. Diagonally to the northwest of the gas holder is a retort house and directly behind the Retort House was a "coal and wood" shed. This company's capital continued to be enlarged during the 1860's until it reached $500,000 in 1873, "making it the largest manufacturing establishment ever in the town." Hunnewell states that "the business has been carefully yet economically conducted by a conservative, yet progressive management, recognizing in due time changes and improvements, so that in Sept. 1886, the steamboilers of the company were supplying power for making simultaneously, as then nowhere else in the state, coal and water gas and electric light." The two story brick structure at 17, 19 George St. evidently predates 1875. Late 19th c. atlases indicate that the Charlestown Gas Works was situated in a park-like setting on the shores of the Mystic River.

Preservation Consideration (accessibility
for public use and enjoyment, protection,

Note: Further research may indicate that this building (photo at right) is the Retort House shown on "Plan of the Charlestown Gas Works" April 23rd, 1853



Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)



canal District near Sullivan Sq. looking from roof of Van Nostrands Brewery April 4 99 * 2097

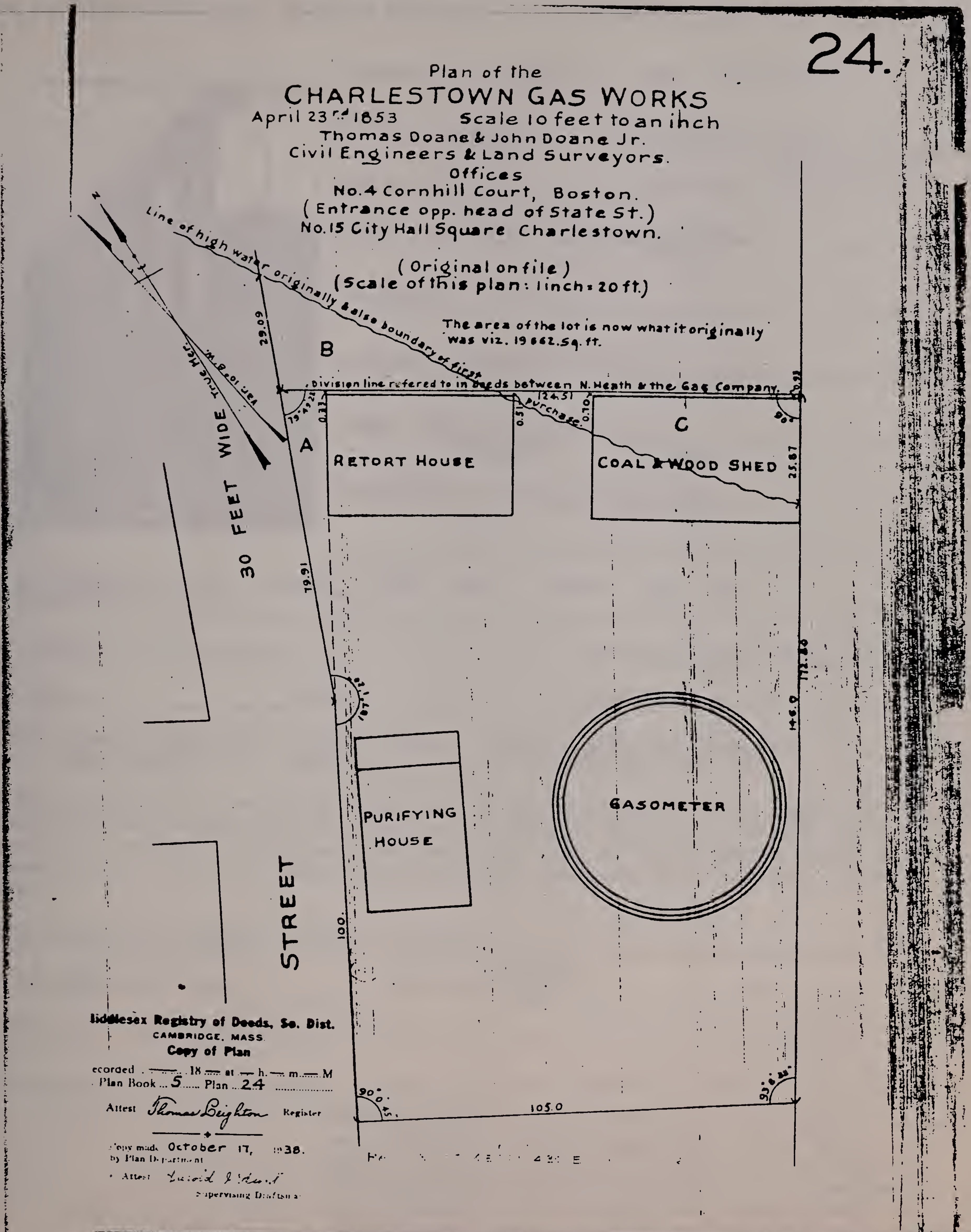
Bostonian Soc.

[illegible] Sullivan Sq, looking from roof of Van Nostrande Brewery April 4, 1899 ~~#~~ 2097

24.

Plan of the
CHARLESTOWN GAS WORKS
April 23rd 1853 Scale 10 feet to an inch
Thomas Doane & John Doane Jr.
Civil Engineers & Land Surveyors.
Offices
No. 4 Cornhill Court, Boston.
(Entrance opp. head of State St.)
No. 15 City Hall Square Charlestown.

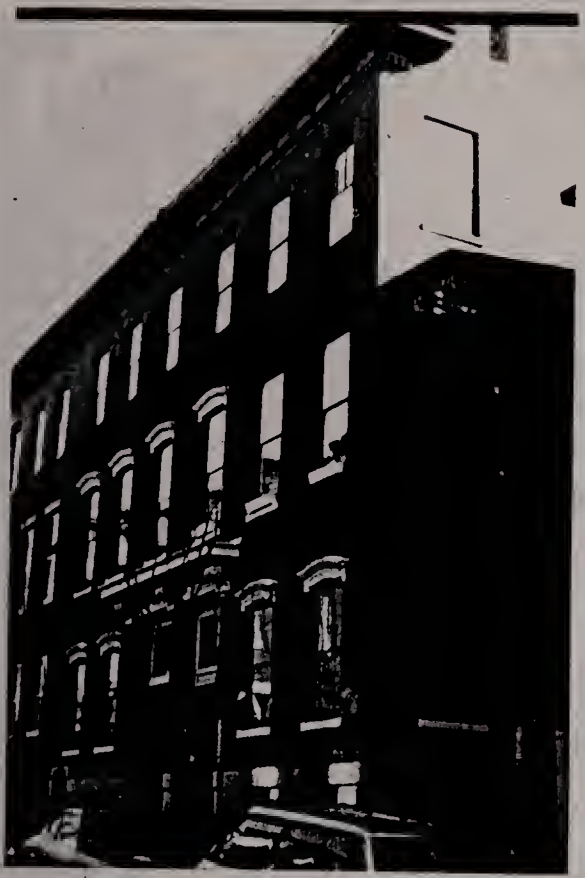
(Original on file)
(Scale of this plan: 1 inch = 20 ft.)


N
Line of high water originally & also boundary of first purchase
True Mer.
Var. 10° 8' W.
29.09
B
The area of the lot is now what it originally was viz. 19862.54 ft.
Division line refered to in deeds between N. Heath & the Gas Company.
24.51
0.93
0.33
0.51
0.10
90°
75° 49' 21"
A
RETORT HOUSE
C
COAL & WOOD SHED
25.87
30 FEET WIDE
STREET
79.91
187°
PURIFYING HOUSE
GASOMETER
112.80
146.0
100.
90° 0' 45"
93° 6' 32"
105.0

Middlesex Registry of Deeds, So. Dist.
CAMBRIDGE, MASS.
Copy of Plan
Recorded .... 18 .... at .... h. .... m. .... M
Plan Book ... 5 ..... Plan ... 24 ....
Attest Thomas Leighton Register

Copy made October 17, 1938.
by Plan Department
Attest
Supervising Draftsman

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 1, 3 Auburn St COR. near Main St

NAME ____
present original

MAP No. 29N-12E SUB AREA Bunker Hill,South Slope: Eden-Baldwin Sts.

DATE 1857 Middlesex Deeds
source

ARCHITECT ____
source

BUILDER Charles W. Wellington Deeds
source

OWNER Charles W. Wellington
original present

PHOTOGRAPHS C-town 5-1/5,6;2/1-86

TYPE [✓ residential] single [✓ double row] 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus high granite basement

ROOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone ____ concrete [✓ iron]steel/alum.

BRIEF DESCRIPTION Pair of red brick Italianate row houses with flat fronts, paired entrances (Surmounted by well carved, cast iron door hood w/brackets exhibiting acanthirs leaf motifs. 1st and 2nd fl. window lintels also appear to be cast iron and are segmental headed. Sills and lintels of 3rd floor are simple brownstone bands. Deep, bracketed cast iron cornice at roof line.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 1=1500 3=1570 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse) #1, 3 Auburn St. are key components in the masonry "wall" of mid 19th c. row houses lining the east side of Auburn St. By virtue of their cast iron door hood and lintels, this Italianate duo possesses the most ornate main facade on Auburn St. These houses represent the work of Charles W. Wellington. He was active in Charlestown building trades from c. 1845-1875. In 1845 he is listed as a carpenter (no home address). During the 1850's/early 1860's he is listed as a carpenter, residence: 2 Irving Pl. By the late 1860's his carpenter's shop was located at 6 Hill St. By that time he lived in Cambridge. During the 1870's he worked at 151 Medford St.

A

Bibliography - Maps: 1818. 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1850's-1874
Middlesex Deeds; #1-781:37, 871:33, 871:206, 901:335,
#3=781:104 (For more on Hall family see #40 Auburn St's form).

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

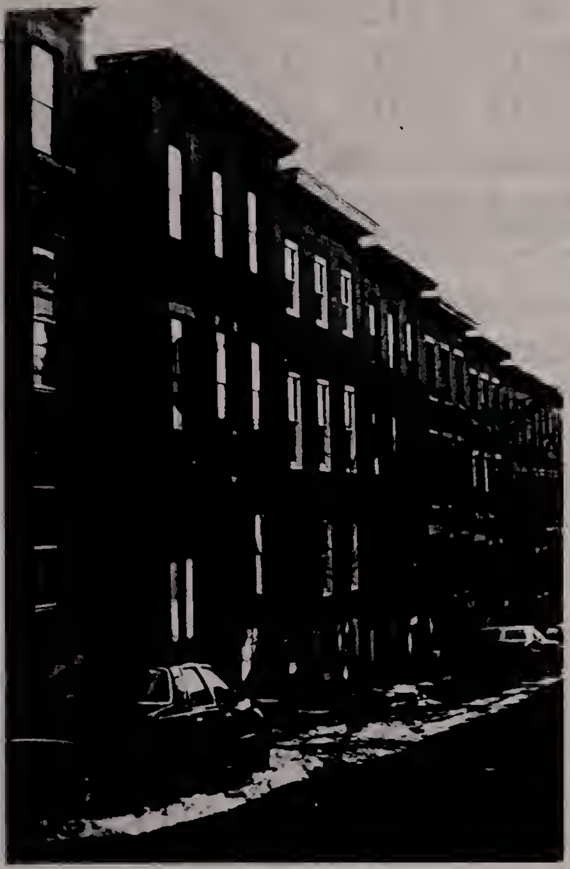
He is not listed in the Boston Directory in 1880. In addition to this group, Wellington built 5-15 Auburn St (flat front Italianate row houses of c. 1860-61) and 17-21 Auburn St. Wellingtin built #1-3 Auburn St during the spring/summer of 1857. On May 1, 1857, James Hall, silk dyer of Charlestown (w/dye house at corner of Auburn and Main St) sold #1.3's lots (and the lots of another parcel) to Charles W. Wellington-(781:37, this deed does not mention bildings.) #3's deed chain reveals that Wellington sold this lot, "with the buildings thereon" to Aaron Clark, "Morrocco dresser, house 4 Trenton St" on Dec. 30, 1857 (781:104) for $4,500.00 Wellington held on to #1 Auburn St until May 1864-at that time he sold "the land with the brick dwelling house" to E.G. Lucas of Cambridgeport for $5,500.00. William P. Hall owned #1 from 1864 until the early 1900's. For many years he was employed as a "Morrocco Dresser" at 432 Main St. #3 Auburn St was for many years owned by the Sampson Morse family. Morse acquired this house c. early 1860's. He was active in Charlestown building trades from c. 1855-1880. By the early 1900's an Isabelle Morse owned #3. Hall St evidently started out as a cul-de-sac named Hall St., extending as far as #40. Hall St. may have been set out as early as the 1810's. Auburn St's housing development dates mostly to c. late 1850's-60's

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibl (such

reco

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 5-15 Auburn St. COR. Auburn Place

NAME ______________________
present original

MAP No. 29N-11E SUB AREA Bunker Hill, South Slope: Eden St-Baldwin St

DATE c. 1860-1861
source

ARCHITECT ______________________
source

BUILDER Charles W. Wellington
source

OWNER Charles W. Wellington
original present

PHOTOGRAPHS C-town - 5-2/2.86

TYPE [✓ (residential)] single double [✓ (row)] 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone granite concrete iron/steel/alum. brownstone trim

BRIEF DESCRIPTION Group of 6 red brick flat front Italianate townhouses w/low granite basements 3-bay main facades. Short flights of steps lead to front doors in recessed entrances - wood pannelling lines walls of recessed entrance areas. Simple brownstone sills and lintels, mostly 1/1 wooden window sash. Projecting cast iron (?) cornices w/closely spaced brackets.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

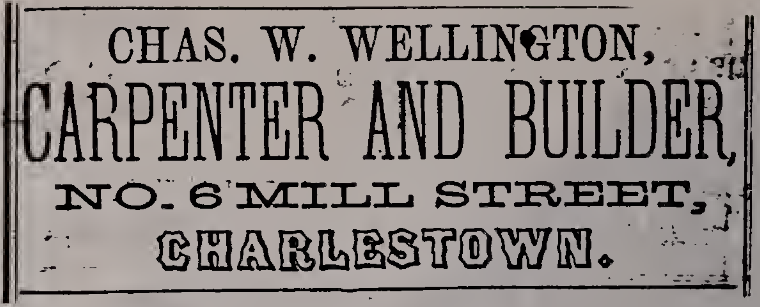
CONDITION [✓ good] fair poor ____________ LOT AREA 5,13,15=1500x3
7=1904
9=1929,15=1440 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Auburn St's attractive "wall" of c. 1860's red brick, Italianate row houses.

(Map)

SIGNIFICANCE (cont'd on reverse) #5-15 Auburn St is a solid, well crafted example of early 1860's Charlestown row house architecture. This group is integral to the essentially unspoiled mid 19th c. character of Auburn St. Its granite basements attest to the lingering influence of the Greek Revival style, whilte its bracketed cornices place these houses squarely within the Italianate style. This group represents the work of prolific mid 19th c. Charlestown builder, Charles W. Wellington. He was active in local building trades from c. 1845-c. 1875. In 1845 he is listed as a carpenter (no home address). During the 1850's/early 1860's he worked as a carpenter and resided at

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1845, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: 151:207, 981:410


CHAS. W. WELLINGTON,
CARPENTER AND BUILDER,
NO. 6 MILL STREET,
CHARLESTOWN.

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

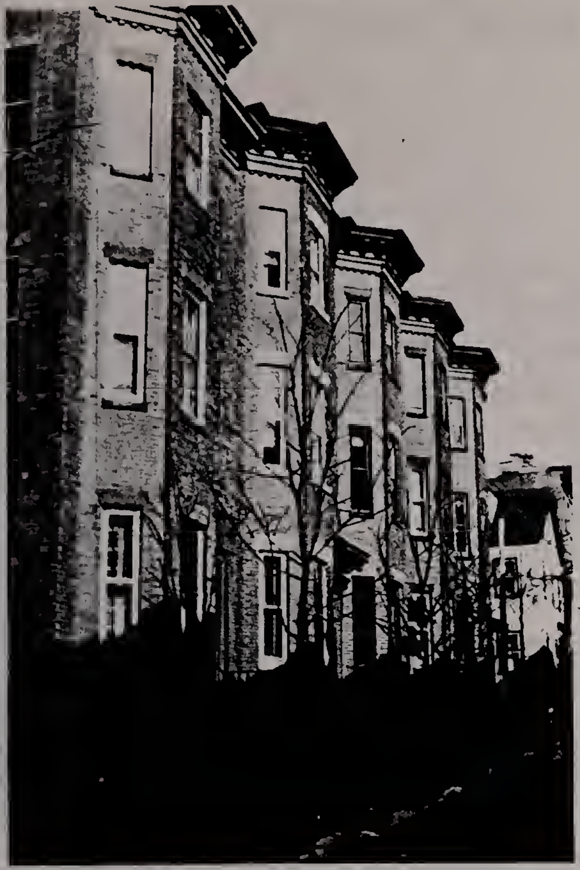
2 Irving Place. By the late 1860's he was a carpenter with a business at 6 Mill St. By that time he was living in Cambridge. In 1874 he worked at 151 Medford St and continued to live in Cambridge. He is not listed in the 1880 Boston Directory. In addition to 5-15 Auburn St, other examples of Wellington's work includes other groups of row houses on Auburn St, e.g., 17-21 Auburn St and 1-3 Auburn St. He probably provided stairs, flooring, window sash, etc. for the Italianate red brick row houses at 46-60 Baldwin Street. Evidently, Wellington purchased #5-15's lots from Seth Barker of Hanover, MA and Elizabeth G. Willis of Newburyport (see Middlesex 841:332, October 23, 1860). Buildings are first mentioned in a deed associated with #15 and dated April 17, 1861. At that time Charles W. Wellington builder, sold #15 Auburn St to James McCormick of Boston, trader, for $3,800.00. McCormick's purchase encompassed "a lot of land with the brick dwelling house (see 851:207). During the 1860's #15 was sold back and forth between Orrin Hamilton of Charlestown, conductor, and James McCormack of Roxbury (see 981:410). By 1875 this group's owners included George H. Simonds-#5; E. Coffin-4 Holmer Block, Boston-#7; Charles Curtis, baker-356 and 490 Main St and 103 Bunker Hill St-#9; A.O. Smith-occ. unlisted-#11; S.P. Smith, no occ.-#13 and Lizzie A. Hamilton-#15. By 1901, this group's owners included: George H. Simonds' heirs-#5; Bridget Finnegan-#7; Thomas Weir-#9; Albert O. Smith-#11; John Harvey-#13 and F. J. Howard Tr.-#15. Baldwin St southwest of Bunker Hill St was set out c. early 1850's over what had been a large parcel of pasture land owned by George Baldwin, brother of Loammi Baldwin, "the Father of American Civil Engineering". George Baldwin was a leading civil engineer in his own right. The portion of Baldin St northeast of

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bunker Hill St had been set out as early as 1837 as Coggins St.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.___ Area Charlestown



ADDRESS 8-16 Auburn St. COR. near Main St

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope: Eden-Baldwin Sts

DATE c.1868 Middlesex Deeds
source

ARCHITECT
source

BUILDER George F. Shepard (?) Directories
source

OWNER Abel E. Bridge
original present

PHOTOGRAPHS C-town - 5-1/4-86

TYPE [✓ (residential)] single double [✓ (row)] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone concrete iron/steel/alum.

BRIEF DESCRIPTION Five red brick Italianate row houses. Main facades feature flights of stairs which lead to main entrance with heavy, bracketed door hoods. 3-story octagonal bays. Simple brownstone sills and lintels (lower portion of lintels have scalloped edges). Brick work dentil coursec below heavy, deep, cast iron cornices.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 8-2001 12-1946 16-1940 10=1956 14=1939 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

(Map)

SIGNIFICANCE (cont'd on reverse) The great majority of rown houses built in Charlestown between c. 1845-1880 possess flat fronts reflecting the conservati~~veness~~sm of local builders/masons. Bow front row houses popular in the South End, Boston, during the 1850's and 1860's were rarely built in Charlestown during this period. #8-16 Auburn St. represents a relatively rare Charlestown example of a group of octagonal fronted row houses. Much of this group's charm depends on the repetition of stoops, projecting/bracketed door hoods, the bays themselves and the bracketed cornice. #8-16 Auburn St. were built c. 1868-

A

Bibliography:- Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1860's-70's
"Souvenir of Charlestown and Bunker Hill Monument, published by the Bunker Hill Times, Charlestown, Ma, 1843-1893" (1893)

Moved; date if known________________

Themes (check as many as applicable)

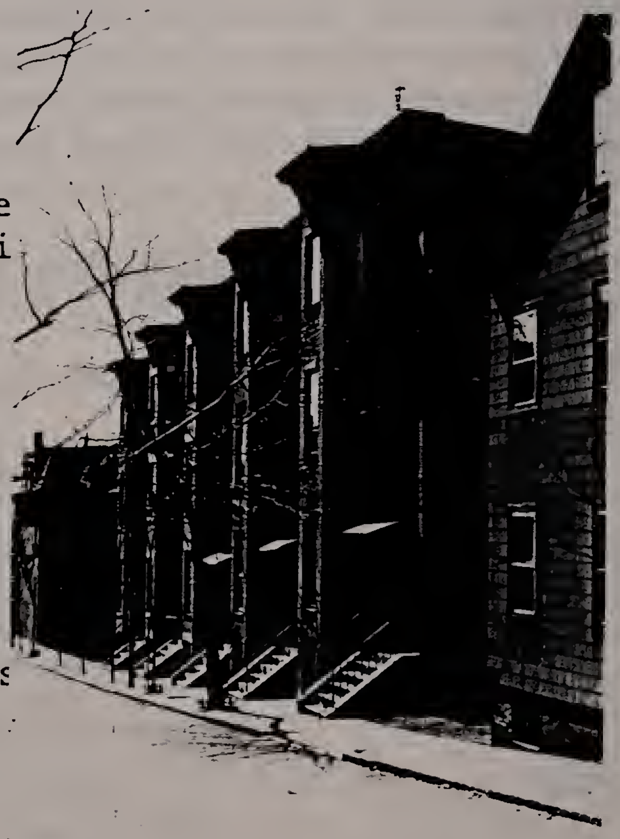
Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

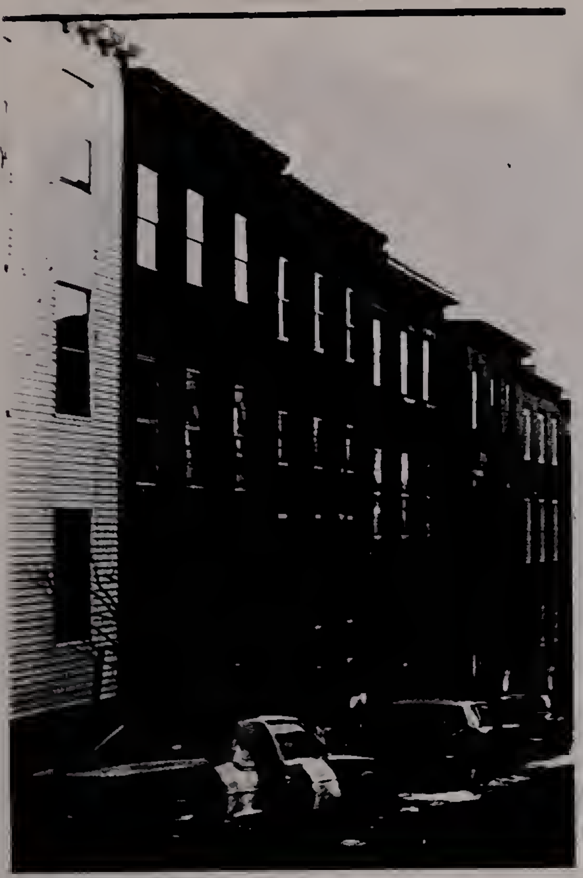
apparently as a speculative venture by Abel E. Bridge. Apparently, Bridge purchased this group's lot from Hannah and Alonzo Hall on March 30, 1868 for $4,948.29. The Hall-Bridge deed does not mention buildings. This group was probably built during the Spring/Summer of 1868. Its parcel had been part of the land holdings of the James Hall family. Auburn St. was originally known as Hall St. and evidently existed as a cul-de-sac as early as the 1810's. James Hall operated a dye house (for silks) at the corner of Auburn and Main Sts (which corner is unclear) during the second quarter of the 19th c. Jame's son Moses B. Hall, was a well-known grocery store owner in Charlestown (Salem, corner Main St, See Form on 265-271 Main St) from the c. late 1840's-1891. Moses B. Hall's son Alonzo, a Boston leather dealer, evidently held onto #12's lot for a house of his own. In 1875, this group's owners included: Moses Hunt-#8, William J. Denson-#10, Alonzo Hall, "leather, 35 Portland St, Boston, N,C. Curtis, milkman-#14, George F. Shepard, mason and builder-#16. Shepard may have been responsible for this group's construction-further research is needed to determine the date range of his activity in Charlestown building trades. Owners in 1901 included: James M. Enery-#8, M. Van Nostrand-#10, Moses B. Hall Tr-#12, Jos. L. Boardman-#14 and George F. Shepard-#16.

Preservation Consideration (accessibility, re-use
for public use and enjoyment, protection, utiliti

Bibliography and/or references (such as local his
records, early maps, etc.)



BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. [illegible]   Area Charlestown



ADDRESS 17-21 Auburn St.   COR. Auburn Pl

NAME
present   original

MAP No. 29N-12E   SUB AREA Bunker Hill, South Slope: Eden St--Baldwin St

DATE 1861   Middlesex Deeds
source

ARCHITECT
source

BUILDER Charles W. Wellington
source

OWNER Charles W. Wellington
original   present

PHOTOGRAPHS C-town-5.2/4.86

TYPE (residential) single double [✓ row] (3 unit) 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3   plus basement, attic

ROOF flat   cupola ---   dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone   concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of flat front Italianate row houses w/low granite basements, 3-bay main facades, side-hall plans, recessed entrance, single brownstone sills and lintels, wooden ([) bracketed cornices above 3rd fl. windows.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor   LOT AREA 17=1056, 10=1036 21-997 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Key components in Auburn Sts (east side) attractive wall of red brick row houses

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, 17, 19,21 Auburn St represents fairly standard examples of the type of Italianate row housing being built throughout Charlestown during the 1860's and stand in marked contrast to the type of row housing being built elsewhere in the Boston area during the 1860's--e.g., the bow front row houses of Boston's South End.

Charles W. Wellington purchased #17-21 Auburn St's lot on the same day that he acquired #5-15 Auburn St--on Oct. 23, 1860, Wellington paid Seth Barker, et al, of Hanover, MA, $2,316.00 for #17-21's house lots [see

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1831-1874
Middlesex Deeds: 841:292, 861:255

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural xx
Architectural ____
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

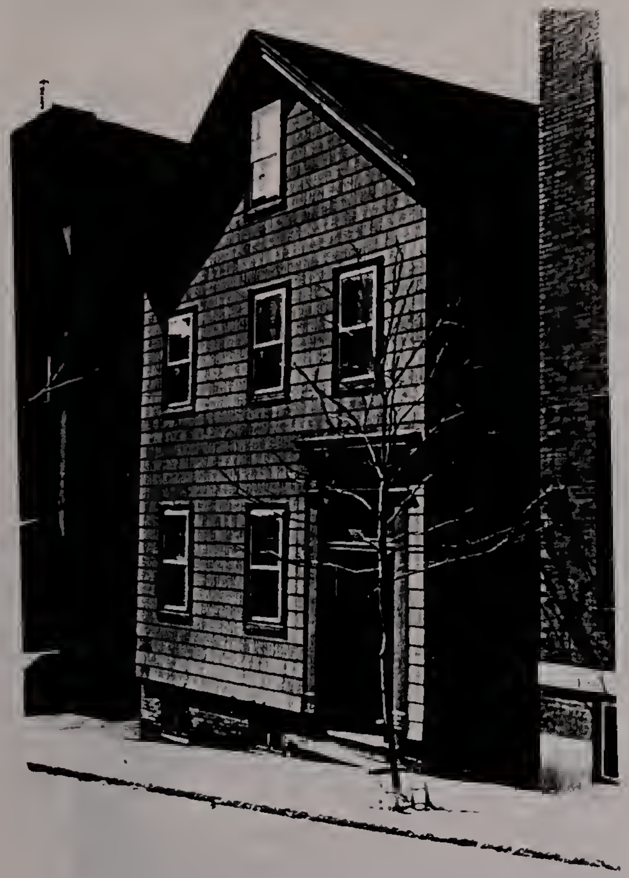
Significance (include explanation of themes checked above)

Middlesex 841:292]. Wellington apparently built this group during the Spring/Summer of 1861. The first mention of buildings on this property occurs in a deed dated Oct. 1, 1861 [see 861:225]. At that time Eliphat Griffin, Boston trader, sold #21's "land with the brick dwelling house" to Isaac Augustus Stevens for $2,800.00. Stevens, in turn, sold #21 to Geo. D. Gardner of Boston for $3,500.00 on Nov. 28, 1866 [981:397]. Gardner owned this house until at least the mid 1870's. In 1875 this group's owners included: Daniel Roden, "liquors (281 Causeway St, Boston)"-#17; James F. Anderson,"insurance agent"-#19 and Geo. D. Gardner, 129 Washington St., Boston-#21.--In 1875 all of these houses were owner occupied. Charles W. Wellington, this group's builder, was active in Charlestown, building trades from c. 1845-1875. In 1845 he is listed as a carpenter (no home address). During the 1850's and early 1860's he lived at 2 Irving Pl and worked as a carpenter. By 1868 he had moved to Cambridge, but retained a Charlestown business listing at 6 Mill St. By 1874, his work address was 151 Medford St and he continued to live in Cambridge. Wellington may have been responsible for just the stairs and flooring of this house--Wellington's directory listings of "builder" as well as "carpenter" suggest that he may have been involved in masonry construction, as well. Other residences associated with Wellington as builder includes: 1-3 Auburn St., 5-15 Auburn St (groups of red brick Italianate row houses), 46-60 Baldwin St and 397-399 Main St. Auburn St appears to have existed as a cul de sac as early as 1818. Initially called Hall St, it was changed to Auburn St c. 1860. Hall's Dye House was formerly located at the corner of Auburn and Main Sts (c. 1830's)

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown



ADDRESS #20 Auburn St COR. near Auburn St.

NAME ______ present ______ original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope, Eden to Baldwin Sts

DATE 1843 Middlesex Deeds source

ARCHITECT ______ source

BUILDER ______ source

OWNER Moses B. Hall original ______ present

PHOTOGRAPHS C-town - 5.2/3.86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement and attic

ROOF gable cupola --- dormers ---

MATERIALS [✓ Frame] clapboards shingles stucco [✓ asphalt] asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION 3-bay, side hall plan, Greek Revival house with brick basement walls covered with asphalt siding. Main entrance features fully developed classical enframements, including dorice pilasters and entablature [entrance is recessed, exhibits replacement door]. Windows are simply enframed with 6/1 wood sash.

EXTERIOR ALTERATION minor [✓ moderate] drastic modern siding

CONDITION [✓ good] fair poor ______ LOT AREA 4450 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Narrow passage paved w/old bricks to right of entrance.

(Map)

SIGNIFICANCE (cont'd on reverse) #20 Auburn St in an unpretentous, side-hall plan Greek Revival wood frame house which dates to c. 1843. Together with the c.1850's/60's row houses which adjoin its lot, #20 Auburn St, illustrates the stages of Bunker Hill's south slope's development during the mid 19th century.

#20 Auburn St is rather specifically dated by a deed of December 9, 1842 [Middlesex 426:23]. James Hall of Charlestown, gentleman, sold "a certain parcel of land near the neck" to Moses B. Hall, silk dyer for $600.00. #20's deed refers to its land as "on which lot said

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1831-1874
Middlesex Deeds: 841:292, 861:255

Moved; date if known_______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural xx
Architectural ____
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

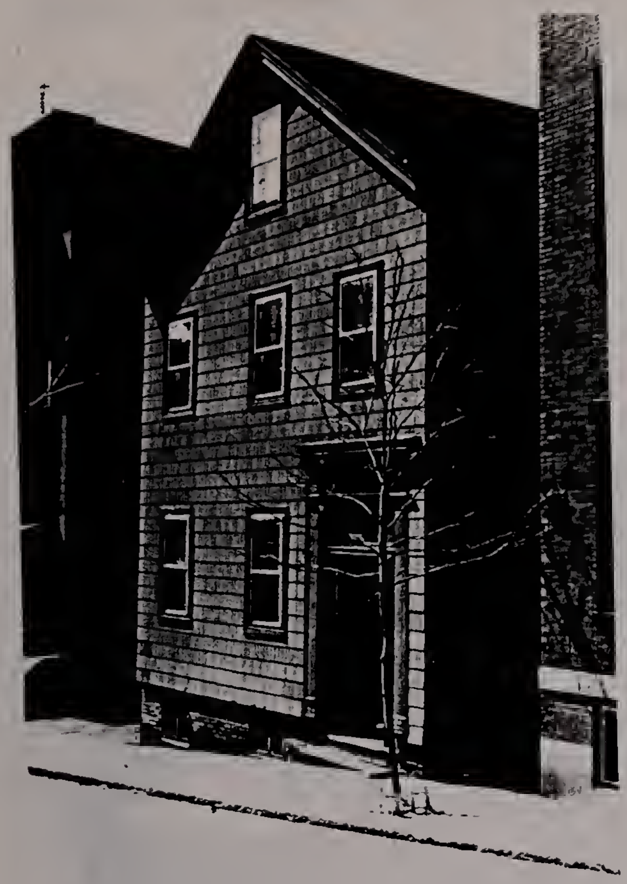
Significance (include explanation of themes checked above)

Middlesex 841:292]. Wellington apparently built this group during the Spring/Summer of 1861. The first mention of buildings on this property occurs in a deed dated Oct. 1, 1861 [see 861:225]. At that time Eliphat Griffin, Boston trader, sold #21's "land with the brick dwelling house" to Isaac Augustus Stevens for $2,800.00. Stevens, in turn, sold #21 to Geo. D. Gardner of Boston for $3,500.00 on Nov. 28, 1866 [981:397]. Gardner owned this house until at least the mid 1870's. In 1875 this group's owners included: Daniel Roden, "liquors (281 Causeway St, Boston)"-#17; James F. Anderson,"insurance agent"-#19 and Geo. D. Gardner, 129 Washington St., Boston-#21.--In 1875 all of these houses were owner occupied. Charles W. Wellington, this group's builder, was active in Charlestown, building trades from c. 1845-1875. In 1845 he is listed as a carpenter (no home address). During the 1850's and early 1860's he lived at 2 Irving Pl and worked as a carpenter. By 1868 he had moved to Cambridge, but retained a Charlestown business listing at 6 Mill St. By 1874, his work address was 151 Medford St and he continued to live in Cambridge. Wellington may have been responsible for just the stairs and flooring of this house--Wellington's directory listings of "builder" as well as "carpenter" suggest that he may have been involved in masonry construction, as well. Other residences associated with Wellington as builder includes: 1-3 Auburn St., 5-15 Auburn St (groups of red brick Italianate row houses), 46-60 Baldwin St and 397-399 Main St. Auburn St appears to have existed as a cul de sac as early as 1818. Initially called Hall St, it was changed to Auburn St c. 1860. Hall's Dye House was formerly located at the corner of Auburn and Main Sts (c. 1830's)

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown



ADDRESS #20 Auburn St   COR. near Auburn St.

NAME ______ present ______ original

MAP No. 29N-12E   SUB AREA Bunker Hill, South Slope, Eden to Baldwin Sts

DATE 1843   Middlesex Deeds source

ARCHITECT ______ source

BUILDER ______ source

OWNER Moses B. Hall original ______ present

PHOTOGRAPHS C-town - 5.2/3.86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement and attic

ROOF gable   cupola ---   dormers ---

MATERIALS (Frame) clapboards shingles stucco [✓ asphalt] asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION 3-bay, side hall plan, Greek Revival house with brick basement walls covered with asphalt siding. Main entrance features fully developed classical enframements, including dorice pilasters and entablature [entrance is recessed, exhibits replacement door]. Windows are simply enframed with 6/1 wood sash.

EXTERIOR ALTERATION minor [✓ moderate] drastic modern siding

CONDITION [✓ good] fair poor ______ LOT AREA 4450 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Narrow passage paved w/old bricks to right of entrance.

(Map)

SIGNIFICANCE (cont'd on reverse) #20 Auburn St in an unpretentous, side-hall plan Greek Revival wood frame house which dates to c. 1843. Together with the c.1850's/60's row houses which adjoin its lot, #20 Auburn St, illustrates the stages of Bunker Hill's south slope's development during the mid 19th century.

#20 Auburn St is rather specifically dated by a deed of December 9, 1842 [Middlesex 426:23]. James Hall of Charlestown, gentleman, sold "a certain parcel of land near the neck" to Moses B. Hall, silk dyer for $600.00. #20's deed refers to its land as "on which lot said

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-74
Boston Directories - Post - 1874
"Souvener of Charlestown-50th Anniv. of this Dedication of the Bunker Hill Monument" 1893

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

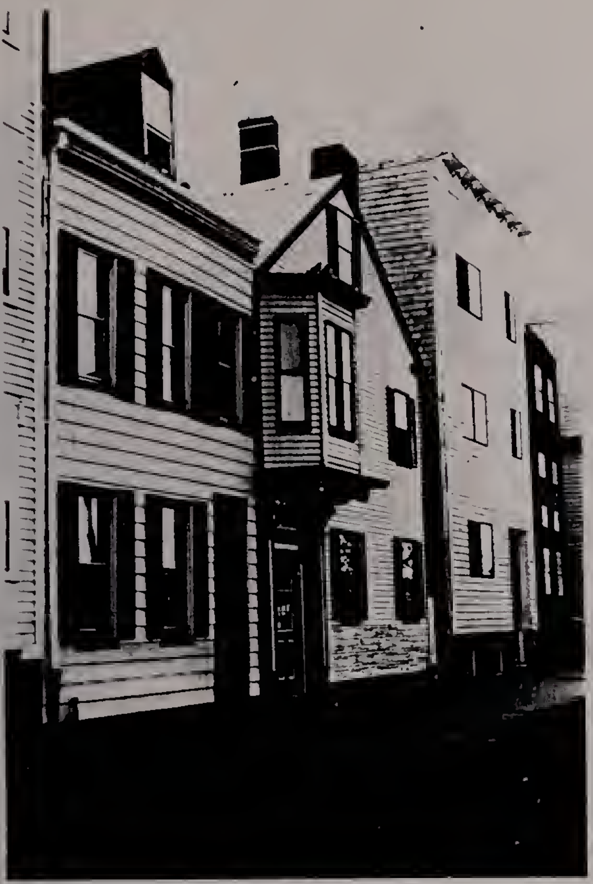
Moses B. Hall is about to erect a dwelling house." It is likely that Hall erected #20 in the spring of 1843. The Hall-Hall deed also describes what is now Auburn St as "a court running from Main St toward Bunker Hill St, near Hall's Dye House." James Hall had purchased this lot from a Henry Van Voorhis on July 13, 1833 [226:44]. "Halls" Dye House apparently refers to Moses B. Hall's business listed at 242 Main St [1842 Directory] under the name of "Hall and Brother, W.P. Hall." Moses B. Hall is listed as living at "rear 244 Main St" during the 1840's. By 1856 he is listed as a grocer at 284 Main house, rear 4]2 Main st. Apparently Moses B. Hall owned but did not occupy 20 Auburn St. He sold this house to Kendall Bailey, gardener, on 27 April 1858 for $3,500.00[781:550]. #20 Auburn St was owned by Kendall Bailey and his heirs from 1858-1887.--On June 21, 1887 Abraham Bailey of Duluth, Minnesota sold this property to Henry and Marietta Brower of Boston [1805:477]. Note: Moses B. Hall was the son of James and Sarah (Sargent) Hall. He was born in Lynn, MA in April 1817. He attended schools in Lynn until coming to Charlestown in 1827. On the corner of Main and Auburn Sts was his father's dye house where he dyed silks. Moses B. Hall worked w/his father until 1844, when he opened a grocery store for himself. Hall operated his grocery store until as late as 1891 [see form on 265-271 Main St, 1 Samel St]. For many years Hall lived at 1 Salem St. Auburn St appears to have ~~erected~~ as a cul de sac as early as 1818. Initially called Hall St, it was later changed to Auburn St. Intensive row house development occurred along Auburn St during the late 1850's-60's.

been set out

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 30, 32 Austen st ~~COR.~~ near Lawrence st.

NAME ____ present ____ original

MAP No. 28N-12E SUB AREA Washington st/Union St

DATE ca. 1820's Middlesex Deeds, visual analysis source

ARCHITECT ____ source

BUILDER ____ source

OWNER ____ original ____ present

PHOTOGRAPHS CT= 11. 5/4. '86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola — dormers 1 on #30

MATERIALS [✓ (Frame)] #32 clapboards shingles stucco asphalt asbestos [✓ alum]/vinyl both 30+32
(Other) [✓ brick] #30 stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION #30 - Sidehall plan, 3-bay main facade, Late Federal house, granite
block basement. Clad in synthetic siding Cover brick - brick side wall and cornice are
in evidence. Two granite steps lead to slightly recessed entrance. Gable roofed dormer
at center of main facade's roof slope. #32 - Late Federal/Greek Revival w/Italianate oriel
window - side hall plan, wood frame, main facade clad with several modern siding
treatments. stands w/gable end to street. Entrance probably originally recessed w/no
outer door or fanlight. Entrance flanked
by Doric pilasters (panneled).
Above front door, deep, bracketed
door hood supports cornice headed oriel
window.
(Map) House enclosed by
gable roof with shallow return eaves.

EXTERIOR ALTERATION minor moderate [✓ drastic] - modern siding

CONDITION [✓ good—fair] poor ____ LOT AREA 30-? 32-1644 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

SIGNIFICANCE (cont'd on reverse)
Although presently covered with
modern siding, these houses retain
their basic ca. 1820's late Federal
form (with later stylistic accretions).
Together with the side wall of
the Italianate/Queen Anne multi
family building at 18, 20 Lawrence
st. these houses convey a sense

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 19th c.
Middlesex Deeds - #32 - 1126:670,
325:51, 269:438.

Moved; date if known______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural ____
The Arts ____
Commerce ____
Communication ____
Community/ development ____

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Austen st's now much altered 19th c. streetscape. Austen st. was set out ca. early 1800's, running from Main st. to Prison Point Bridge. It was named in honor of Charlestown's prominent Austen family in 1817. The Austin family of Charlestown are descended from Richard Austin who became a freeman of the town in 1651. The Outer Brewster Island stone-faced Austen Block on Main st and #27 Harvard Sq. (also stone) have historical associations with the Austen family. Middlesex Deeds indicate that these houses date to ca. mid 1820's, although a closer reading of these deeds and additional deed work is necessary to pinpoint construction dates more exactly. By 1875 Tabitha R. DeBlois owned #30 and Solomon Parsons "secretary, 7 Tremont Temple, Boston owned #32. By 1885 Mr. Parsons owned by properties. By 1911 #30 was owned by J.A. Kirby and #32 was owned by Charles J. Brady.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

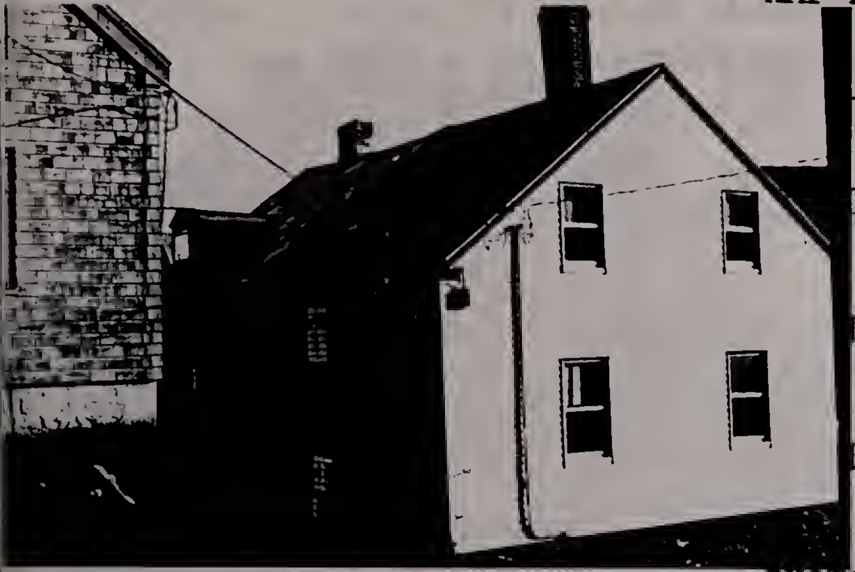
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. Area Charlestown

ADDRESS Avon Place #'s 1,3,2,4,6,8 COR. off Sullivan St

NAME
present original

MAP No. 29N-12E SUB AREA Spring Hill:Elm St Walker St



c. 1845-1846 Middlesex Deeds
source

ITECT
source

DER Caleb Pratt and/or Rufes Mason deeds
source

R Caleb Pratt (?)
original present

PHOTOGRAPHS C-town -2-4/4,5-86, 10·5/1

TYPE ([✓ residential]) single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2-1/2=even #'s, 1-1/2=odd #'s plus basement, attic

OOF gable cupola --- dormers double on #6 1 dormer on #3

MATERIALS [✓ Frame] clapboards [✓ shingles] stucco [✓ asphalt] asbestos [✓ alum/vinyl]
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Narrow passageway flanked by rows of wooden cottage scale workers houses-Greek Revival vernacular form. Rows stand with broad 2-bay gable ends to street situated on high rubblestone basements on different grades. Even numbered houses are taller than the odd 3-bay facades, simple enframements.

EXTERIOR ALTERATION minor moderate drastic Alterations in terms of fabric and #3,4,5 and 7 are no longer extant

CONDITION [✓ good] fair poor LOT AREA 2=632, 1=640 6=594, 3=612, 8=732 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Charming enclave of cottage scale homes border narrow brick and stone paved passage with gaslight at head of cul-de-sac

(Map)

SIGNIFICANCE (cont'd on reverse) Along with Wall St. to the northwest, Avon Pl. represents a late addition to the system of thorough fares in the area bounded by Elm/School Sts, Main St, Walker St and Bunker Hill St.-an area which evolved during the 1790's-1820. Avon Pl. and Wall St. were set out c. 1845/46 on land not hitherto utilized because of the steep grade of Bunker Hill's southwestern

A

Bibliography - Maps: 1818, 1833, 1839,1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds

Moved; date if known________________

Themes (check as many as applicabl

Aboriginal		Conservat
Agricultural		Educati
Architectural	xx	Explorat
The Arts		settle
Commerce		Industry
Communication		Military
Community/ development	xx	Politica

NEWHALL MARTIN, JR., ←
CONFECTIONER,
175 MAIN ST., CHARLESTOWN,
(Residence 83 Green Street.)

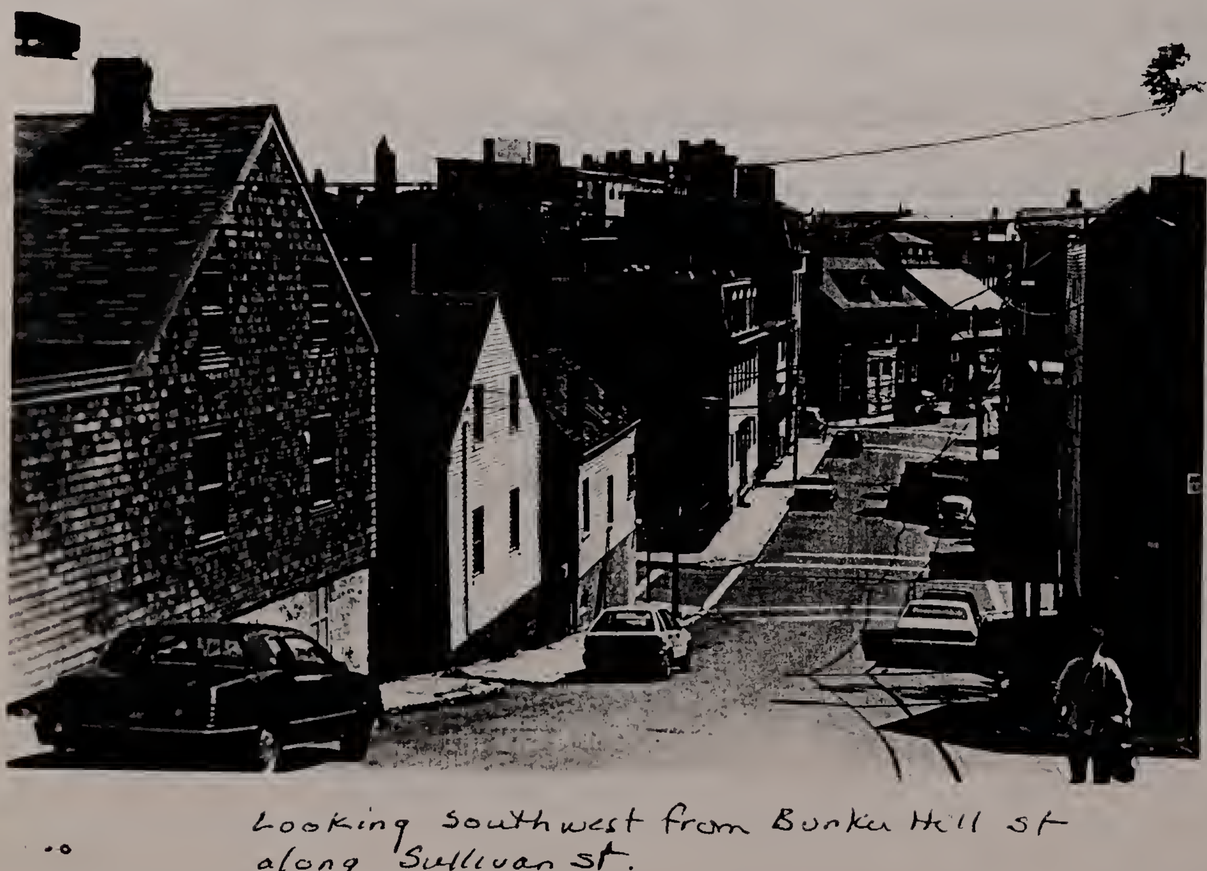
[illegible]w DIR.

PARTIES SUPPLIED WITH
Frozen Sherbet, Jelly, Blanc Mange, and Table Ornaments,
of every description, at short notice, and with punctuality.

Significance (include explanation of themes checked above)

slope. Avon place's lots had been part of the extensive land holdings of Richard Sullivan, Sr. and Richard Sullivan Jr. Richard Sullivan Sr. had acquired numerous parcels of land in the area bordering Sullivan St. c. 1805. Richard Sr. evidently been introduced to Charlestown land speculations via his father James Sullivan, President of the Middlesex Canal and Governor of Massachusetts (1807). The Middlesex Canal, a man-made waterway linking the Merrimack Valley with Boston terminated at the Charlestown Neck-Richard Sr. bought up land at the neck as well as along Sullivan St. In any event, Sullivan Sr. and his son Richard Sullivan Jr., commercial merchant, Boston, began to sell off their Charlestown land holdings during the 1840's-profiting from Boston's mid 1840's population boom. Sullivan began to sell off Avon Pl. house lots to Caleb Pratt, carpenter in the spring of 1845 (see Middlesex Deed 426:436, 24 May 1845). By Dec. 3, 1846, buildings on #2 Avon St's lots are mentioned in a deed between Caleb Pratt and Rufus Mason, painter. Caleb Pratt-perhaps in collaboration with Mason evidently built these houses. For information on Pratt and Masons's careers see Forms on 32-36 Pearl St. and 2,4 Mason Ct., respectively. Owners of Avon Pl. houses in 1875 included Harriet Pierpoint-#2, George S. Adam-#4, Sarah Varney-#6, and James Emery of James Emery & Co., Carriage smiths, rear 15 Austin St and rear 168 Main, house 6 Mystic St.-#8, Adeline Morse-#1, Newhall Martin Jr., confections-#5 John B. Battiste, porter and John L. Battiste, engineer-#7.

AVON PL.
↓



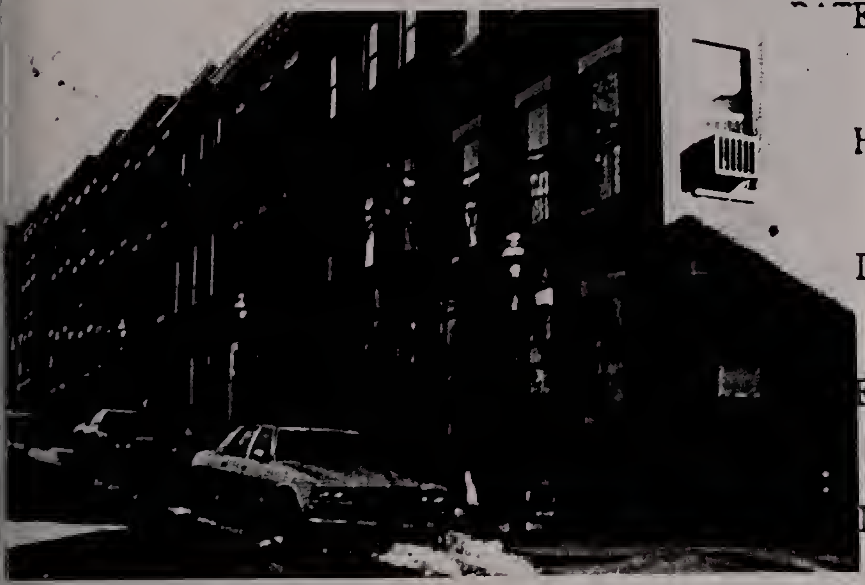
Looking southwest from Bunker Hill st along Sullivan st.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 41-53 Baldwin St. COR. near Main St.
(also 55-65)

NAME ______________________________
present original

MAP No. 24N-11E SUB AREA Bunker Hill, south slope Eden-Baldwin Sts.



E c. 1870 Middlesex Deeds
source

HITECT ______________________________
source

LDER Joseph W. Hill/ Rufus Littlefield
source

ER Joseph W. Hill
original present

TOGRAPHS C-town

TYPE (residential) single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______________________________

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Group of red brick Italianate row houses. These houses are characterized by side hall plans, 3-bay Main facades with low granite basements, simple sills, lintels with scallopped lower edges. Entrances originally recessed, now covered by various types of doors and 2-pane transoms. Buildings colminate in deep cartiron (?) bracketed cornices.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________________

CONDITION [✓ good] fair poor __________ LOT AREA __________ sq. feet

NOTEWORTHY SITE CHARACTERISTICS This group descends Bunker Hill's southwest slope-repetition of bracketed cornices creates leasing rhythm.

(Map)

SIGNIFICANCE (cont'd on reverse)
#41-53 Baldwin St. was built c.1870. This group represents a relatively late addition to Baldwin St.'s collection of primarily late 1840's-1850's townhouses. These houses lend considerable charm to Baldwin St. via the repetition of Italianate bracketed cornices down the southwest slope of Bunker Hill. Architecturally this group represents a stright forward conservative approach to row house architecture (note absence of more stylish octagonal bays. #41-53 Baldwin St. represents the work of

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories
Middlesex Deeds

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	X	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	X				

Significance (include explanation of themes checked above)

Joseph W. Hill, carpenter and/or Rufus Littlefield, mason. Hill was active in Charlestown building trades from c. 1867-early 1900's. He is first listed in Charlestown Directories in 1868--at that time he was carpenter, residing at 53 Baldwin St. [or what is now __ Baldwin St.]. By 1880, Hill lived at 34 S. Eden St. and in 1901 his home was 9[49] Baldwin St. Hill sold #45 Baldwin St.'s lot to Annette W. Littlefield, wife of Rufus Littlefield, mason for $4,000.00. Littlefield is listed in Charlestown Directories beginning in 1854. At that time he boarded at 24 Decatur St., no. occ. listed. Interestingly, Littlefield initially worked at a livery stable rather than as a mason; during the mid-late 1850's he worked at 594 Main St., Charlestown [1856] and 12 Cambridge St., Charlestown [1858]. During the 1850's he lived at 594 Main St. By 1860 he was a broker and lived at 463 Main St. He is first listed as a mason in 1868. At that time he lived at 17 Auburn St. By 1874 he was a mason working at 555 Main St. and lived at 5 Baldwin St. In 1880 he was a mason working "head Tuft's Wharf, Charlestown." He worked as a mason until c. mid 1890's. By 1898 Littlefield had "removed to Brookline." #45 Baldwin St.'s land was lot #24 on "A Plan of land in Charlestown belonging to George R. Baldwin made by T. & J. Doan, Jr., dated June 23,]850. [Plan No. 11, Fol. 53] The Hill-Littlefield deed mentions that "the unfinished building, [#45], is sold, just as it now stands," providing solid evidence that #45 and presumably other buildings in this group were completed c. 1870. By 1875, #41-53's owners included: Samuel C. Smith, "paper and paper bags," house 1 (41) Balkdwin St; Eli Ayers, "butter and cheese," 5 New Fanuiel Hall Market, cellar, Boston"--#43, Rufus Littlefield, mason, 555 Main St. "house 4 (45) Baldwin St."; Hubert

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

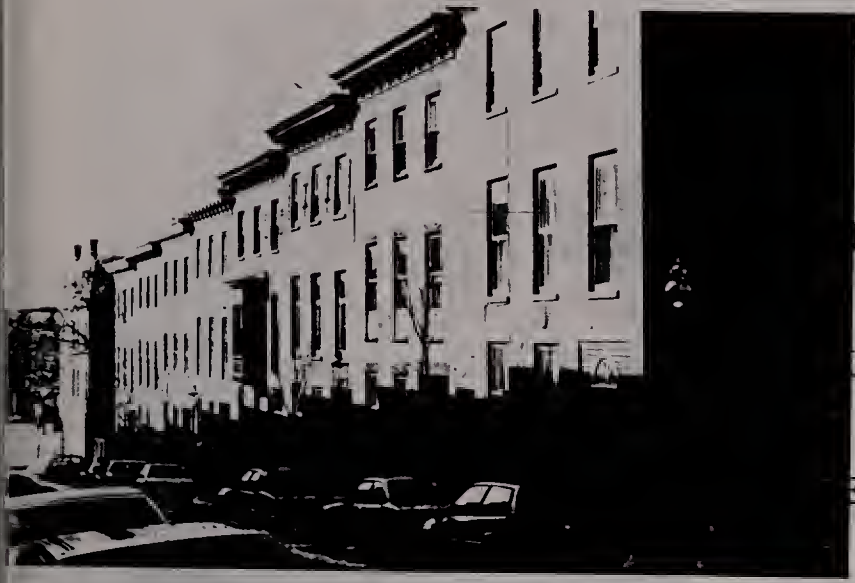
Daly--"Eating House, 555,554 Main St." "house 6 (49) Baldwin St."; Joseph W. Hill, "carpenter, 34 Eden St.," "house at 9 (49) Baldwin St."; Charles Henry Sherbourne "bootmaker, 21 Cornhill, Boston,"--#51; and Wm. A. Greenough, occ. unlisted, "house 13 (53) Baldwin St." Further research is needed on #'s 55-65 Baldwin St.

Bibliography and/or references (su
records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. | Area Charlestown

ADDRESS #46-60 Baldwin St COR. near Main St

NAME
present original



No. 29N-11E SUB AREA Bunker Hill, South Slope: Eden St to Baldwin St

c. 1856
source

ITECT
source

LDER Dolphin D. Taylor
Charles W. Wellington
source

ER Dolphin D. Taylor
original present

PHOTOGRAPHS C-town-3-4/5.86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone concrete iron/steel/alum.

BRIEF DESCRIPTION Group of eight red brick Italianate row houses w/side hall plans, 3-bay main facades, low granite basements, recessed entrances, simple granite sills and lintels, mostly 1/1 wood sash. Deep cornices w/closely spaced brackets (wood?)

EXTERIOR ALTERATION [✓ minor] moderate drastic Entrance alterations to #60, oriel window added to 2nd fl. of #54

CONDITION [✓ good] fair poor LOT AREA 46,46=1364x2 50-54 1452x3 56=1323, 58=1499, 60=1472 sq. feet

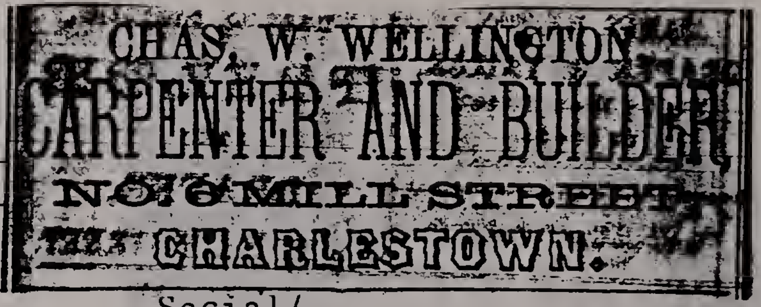
NOTEWORTHY SITE CHARACTERISTICS These red brick row houses "march" down Bunker Hill's South Slope, creating pleasing rhythmic progression of bracketed cornices.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #46-60 Baldwin St is of interest as a solid, well crafted group of red brick, Italianate, flat front row houses. Much of Baldwin St's (South of Bunker Hill St) charm is derived from the presence of this row. Baldwin St, South of Bunker Hill St, was set out c. 1850 (see Middlesex Plan by John Doane, Jr 6/23/1850). #46-60 Baldwin St were part of George R. Baldwin's considerable mid 19th c Bunker Hill land holdings. George R. Baldwin was the brother of Loammi Baldwin "the father of civil engineering in America". George R. Baldwin was the

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: #56-981:209, 831:158, 751:198, 741:461, 741:359, 741:461
Old Charlestown by Timothy T. Sawyer, pgs. 111-122

Moved; date if known ________



CHAS. W. WELLINGTON
CARPENTER AND BUILDER
NO. 6 MILL STREET
CHARLESTOWN.

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

consulting engineer on the Mystic Water Works for the city of Charlestown. The principal Baldwin estate in Charlestown was located on Main St, between School and Salem Sts. In July, 1856, Baldwin sold two of the group's lots (apparently #54+ 56) to Dolphin D. Taylor for $1,089.00. Presumably Baldwin sold the remaining lots in this row to Taylor. (see Plan of land in Charlestown belonging to George R. BAldwin, June 23, 1850, also Middlesex Deed 741:359). The Baldwin-Taylor deed does not mention buildings on these lots. Although this deed does not mention buildings, apparently #46-60's construction was well underway during the summer of 1856 as buildings on #56's lot are mentioned in a deed of August 23, 1856. At that time Dolphin D. Taylor, mason, sold #56's lot to Charles W. Wellington, carpenter for $4,000.00. Presumably Taylor and possibly Wellington were responsible for #56's (and the other buildings in this group) construction. Dolphin D. Taylor was active in Charlestown building trades from c. 1845-early 1890's. In 1845 he is listed as a mason at 20 Green St. By 1860, he lived at 10 Summer St. From c. late 1860's-early 1890's he lived at 31 Oak St. Other examples of Dolphin D. Taylor's work in Charlestown includes: the Greek Rev. masonry row houses at 249-251 Bunker Hill St (c. 1849-50) and the Italianate masonry row houses at 23-25 Oak St (c. 1865) Charles W. Wellington was active in local building trades from c. 1845-c.1875. In 1845 he is listed as a carpenter (no home address). During the 1850's/early 1860's he worked as a carpenter and resided at 2 Irving Pl (later Armory Pl). By the late 1860's he had moved to Cambridge but continued to work in Charlestown-at 6 Mill St in 1868. By 1874 he was still living in Cambridge and worked at 151 Medford St,

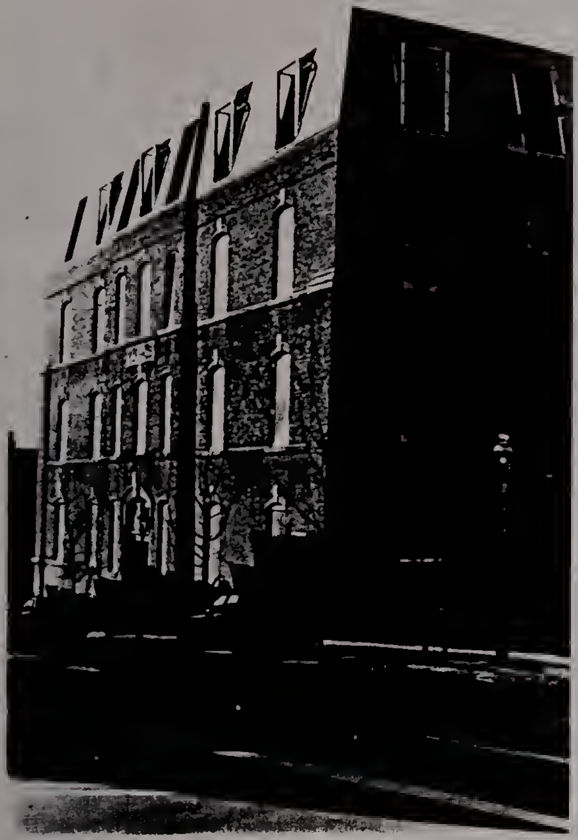
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Charlestown. Other examples of Wellington's work includes: 1-3 Auburn St (c. 1857-58), 7-21 Auburn St (1861), 5-15 Auburn St (1860-61). In any event, later owners of #56 included Jacob Foss "gentleman" and Charlestown real estate speculator, Lemuel Page, mechanic and A.P. Moore of Boston, "baggage master". Moore acquired #56 from Zenas C. Haviland, executor of the Jacob Foss estate for $4,000.00. On Oct. 26, 1866 (981:209). # 56's Deeds during the 1850's and 1860's stipulates that "no building can be erected on this property except of brick and stone and must be at least two stories high and is to be used for no other purpose than as a dwelling or shop with no offensive trades". Owners of this group in 1875

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

included: Geo. S. Holt, teamster (beginning c. 1856) #46; James M. Beded, cabinetmaker (here beginning c; 1866)-#48; Lyman Brown, milkman, dcc-unlisted (beginning c. 1862)-#50; John Treadwell, cabinetmaker, Boston (beginning c. 1856)-#52; Joseph F. Boyd (occ. unlisted, beginning c. 1868)-#54; A.P. Moore, baggagemaker, Boston, boards 30 Lynde St-#56; Ira Ballou "butter and cheese", 21 Fanuel Hall Sq, Boston (beginning c. 1858)-#58 and Andrew Furbush, "lard and tallow", Furbush Ct (beginning c. 1863)-#60.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 63 Baldwin St. COR. Bunker Hill St.

NAME ________ Bunker Hill School
present original

MAP No. 29N-11E SUB AREA Bunker Hill, South Slope: Eden-Baldwin Sts.

DATE 1866 Placque on bldg., Annual Report of the School
source Committee 1867

ARCHITECT James H. Rand
source

BUILDER John B. Wilson "Masterbuilder"
J.E. and Wm. W. Braef-foundation construction
source--Annual Report of the School Comm., 1865

OWNER City of Charlestown
original present

PHOTOGRAPHS C-town 3.4/1,2.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) Primary School

NO. OF STORIES (1st to cornice) 3 plus basement, new mansard under construction

ROOF Mansard cupola -- dormers under construction

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone granite trim concrete iron/steel/alum.

BRIEF DESCRIPTION Large Second Empire brick and granite trimmed school bldg. w/7-bay main facade [3-bay center pavillion w/entrance] floors divided horizontally by granite sill courses. Mansard in process of reconstruction (winter/spring 1986). Main entrance set within granite arch, surmounted by arched tripartite transom. In general, arched window lintels composed of [illegible]

EXTERIOR ALTERATION [✓ minor] moderate drastic Mansard roof is being reconstructed
(Mansard completed June 1986)(1938 Hurricane destroyed roof)

CONDITION [✓ good] fair poor ________ LOT AREA ________ sq. feet

NOTEWORTHY SITE CHARACTERISTICS large corner lot, prominently sited

Stretcher bricks w/granite keystones. Placque under 3rd fl. window reads "Bunker Hill School 1866"

(Map)

SIGNIFICANCE (cont'd on reverse)
Prominently sited on the edge of Bunker Hill's northwestern slope, a schoolhouse has been located on or near this site since at least 1818. Architecturally, it is a substantial, well designed example of a Second Empire School house, with polychromatic red brick/gray granite surface treatments, formal center pavillion etc.

A

Bibliography--Maps--1818, 1833, 1839, 1848, 1851
Atlases--1875, 1885, 1892, 1901
Charlestown Directories--1860's-70's
Boston Directories--Post 1874
Annual Report of the School Committee--1865, 1866, 1867, 1868

Moved; date if known Boston Athaneum Picture File

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/development __X__

Conservation ____
Education __X__
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Built in 1866/1867, the Bunker Hill Square represents the work of Charlestown/Boston architect James H. Rand (active from 1860-mid-1880's). In 1860 he lived at 31 Monument Sq., Charlestown. By 1866 he lived at 22 Union St. By 1872 he had an office at 18 Exchange St., Boston [house 18 Cordis St., Charlestown). He is listed in early 1880's Boston Directories at 77 Warren St., Charlestown. He is not listed in the 1890 Boston Directory. Information on James H. Rand in B.P.L. Architects files is sketchy. He was the architect of the Winthrop [later Frothingham] School. In addition, he was evidently responsible for several houses in the survey area including 3,4,5 and 6 Salem St. Ave. (see Forms). He was also the architect of two early 1880's apartment buildings on Rutland St., South End (Boston) known as "the Garfield and "the Rand" B.P.L. files note that he may have been a partner in the firm of Weston and Rand.

A school house has been located on or near the present Bunker Hill School's site since 1802 (see also 1818 Map). Prior to 1800 there was only one schoolhouse in Charlestown below the Canal bridge for the accommodation of school children between 7 and 14 years of age--and that was near the site of the Harvard School. The school erected at what is now Bunker Hill St. and Baldwin St. in 1802 served 347 school children in the area bounded by Charlestown Neck and Winter Hill (Somerville). The 1802 wooden school house measured 30'x 25' square feet. In 1845, a new brick school house was built just to the northwest of the present school--"the school at the Neck" was named "The Bunker Hill School" and was dedicated on Dec. 1, 1845. An old photograph in the collection of the Boston Athaneum shows a gable roofed brick structure, 2 stories w/5 bay main and 3 bay side facades w/dentillated brickwork at the

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

cornice and an oculus attic window. Their school building was taken down in ______. It is shown as T-shaped on the 1875 atlas.

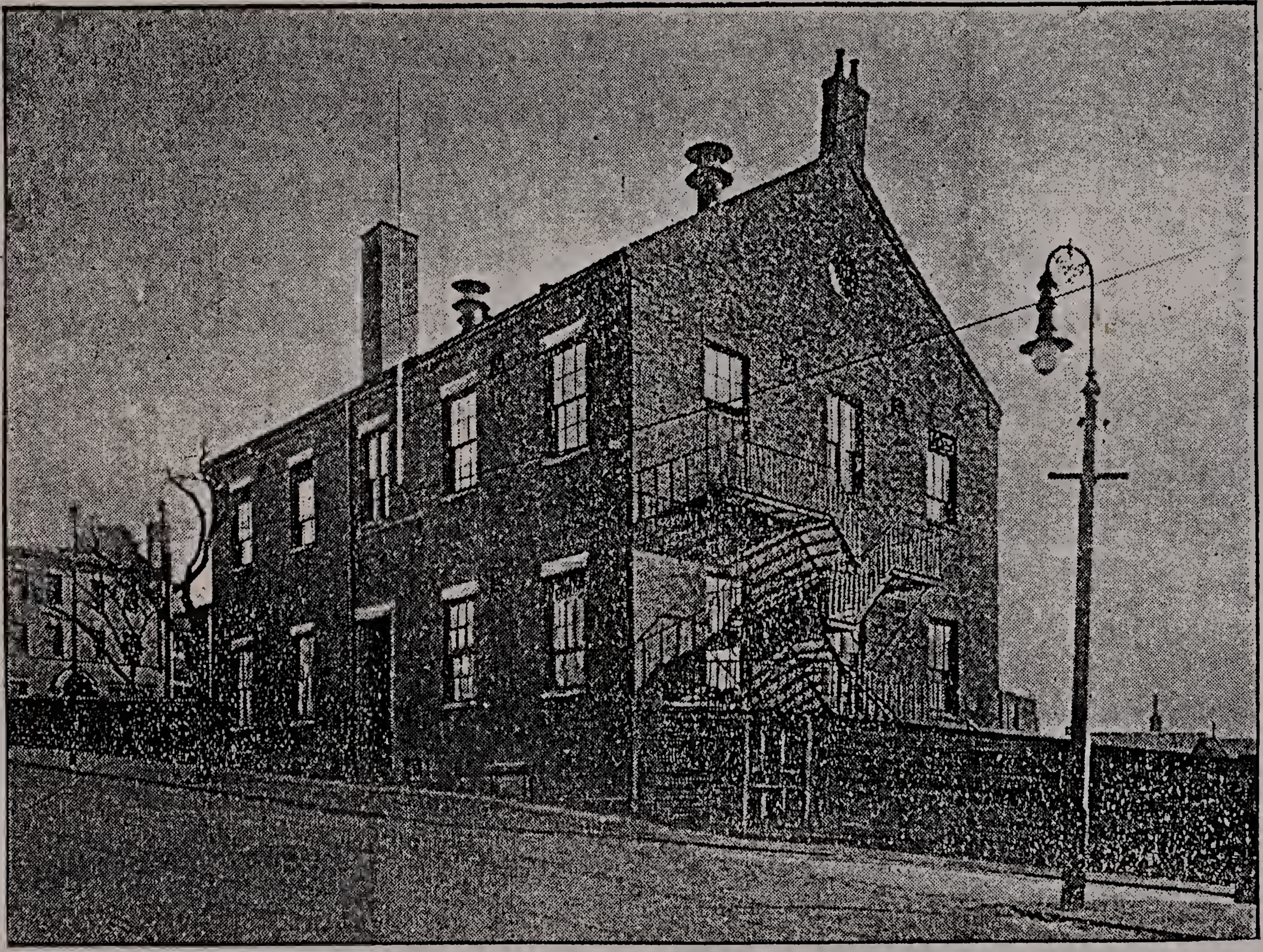
The present Bunker Hill School was built in 1867/1868 to relieve the crowded conditions of Charlestown schools. It was noted in a School Committee report of Oct. 1865, that the old Bunker Hill School "contains a larger population of the poor and neglected children than any other in the city." At that time it was noted that "in an anticipation of early action to be taken for the erection of a large school building, the City Council has authorized the purchase of the lot of land on which this building stands, being an area of 12,000 feet

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

at a cost of $6,067.00. The expense of construction, exclusive of furnishings amounted to the sum of $65,862.79. James H. Rand of Charlestown was hired as the architect, John B. Wilson, was the marter builder and J.E. and William W. Bray laid "these solid foundations." The Annual Report of the School Committee, January, 1867 described the new school as "substantial, beautiful and very commodious". It was noted that it was nearing completion and was "designed to accommodate 800 scholars". It was described as "an ornament to the city." In a very real sense this building is symbolic of Chalrestown on the eve of its annexation to Boston (1874).

Listed in The National Register of Historic Places

(FORMER)



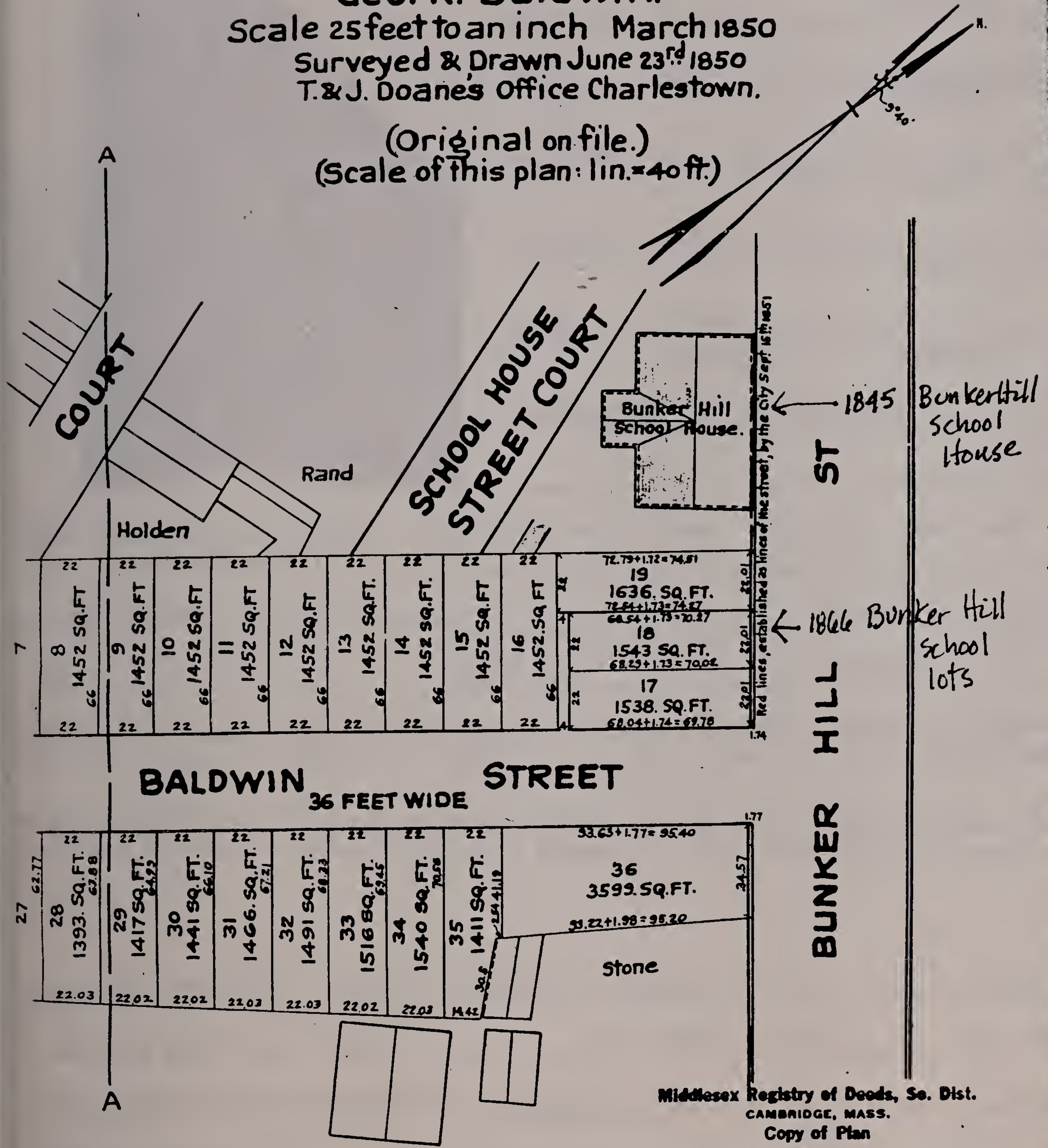
Bunker Hill School

CHARLESTOWN

Plan of House Lots owned by Geo. R. Baldwin.

Scale 25 feet to an inch March 1850
Surveyed & Drawn June 23rd 1850
T. & J. Doane's Office Charlestown.

(Original on file.)
(Scale of this plan: 1 in. = 40 ft.)


N.
9°40'
A
A
COURT
SCHOOL HOUSE STREET COURT
Rand
Holden
Bunker Hill School House.
Red lines, established as lines of the street, by the City Sept. 15th 1851
BUNKER HILL ST
BALDWIN STREET 36 FEET WIDE
Stone
7
8 1452 SQ.FT
9 1452 SQ.FT
10 1452 SQ.FT
11 1452 SQ.FT
12 1452 SQ.FT
13 1452 SQ.FT.
14 1452 SQ.FT.
15 1452 SQ.FT
16 1452 SQ.FT
22
66
72.79+1.72=74.51
19 1636. SQ.FT.
72.54+1.73=74.27
68.54+1.73=70.27
18 1543 SQ.FT.
68.29+1.73=70.02
17 1538. SQ.FT.
68.04+1.74=69.78
22.01
1.74
1.77
27
62.77
28 1393. SQ.FT. 63.88
29 1417 SQ.FT. 64.99
30 1441 SQ.FT. 66.10
31 1466. SQ.FT. 67.21
32 1491 SQ.FT. 68.33
33 1516 SQ.FT. 69.45
34 1540 SQ.FT. 70.56
35 1411 SQ.FT. 2.54+41.19
30.8
14.42
22.03
22.02
33.63+1.77=95.40
36 3599. SQ.FT.
24.57
33.22+1.98=95.20

1845 Bunker Hill School House

1866 Bunker Hill School lots

Middlesex Registry of Deeds, So. Dist.
CAMBRIDGE, MASS.
Copy of Plan

Recorded .... 18.... at .... h .... m .... M
In Plan Book 11 Plan 52 (A of 2)

Attest Thomas Leighton Register

Copy made June 14, 1944
by Plan Department.
Attest Harold I Hunt
Supervising Draftsman

Due
May 2 1964 5¼ E
J [illegible]

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 67,69,71 Baldwin St. COR. near Bunker Hill St.

NAME ____________________
present original

MAP No. 29N-12E SUB AREA Bunker Hill-S. slope

DATE 1897-98 Boston Bldg. Dept.
source

ARCHITECT C.A. Halstrom "
source

BUILDER Peter G. Rice "
source

OWNER Peter G. Rice
original present

PHOTOGRAPHS C-town-3-4/3-86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) ____________ plus ____________

ROOF ____________ cupola ____________ dormers ____________

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION Attractive orange brick trio of three family flats. Facades feature Georgian Revival, Romanesque Revival elements. Key stone arch entrances. White stone trim.

EXTERIOR ALTERATION minor moderate drastic ____________

CONDITION good fair poor ____________ LOT AREA 6 7-7 =3 7-4 F. sq. feet

NOTEWORTHY SITE CHARACTERISTICS Integral to "wall" of late 19th c. Row houses on east side of Baldwin St.

(Map)

SIGNIFICANCE (cont'd on reverse) #67-71 Baldwin St. represents a late addition to Baldwin St's collection of mid 19th c. row houses. These three family buildings are faced with yellow brick--all the other structures on this street exhibit red brick facades. Architecturally, this is a trio of well crafted Georgian Revival buildings dating to 1897-98. Particularly noteworthy are the raised limestone(?) and brick entrance arches. With console keystone and Romanesque Rev. Vegetal Motifs on the spring blocks, #67's building permit was approved on November 25, 1897. Presumably, this yellow brick trio was built in the spring/summer of 1898. Its builder and original owner was Peter G. Rice.

Bibliography - Maps: 1818, 1833, 1839, 1843, 1851
Atlases: 1875, 1885, 1982, 1901
Boston Buildings Dept.
Boston Directories: 1880's-1920's
Boston Public Library Architects Builders file
The Old Middlesex Canal by Mary Stetson Clarke-1974
Moved; date if known________________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	xxx	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	xx				

Significance (include explanation of themes checked above)

Boston Public Library files and Boston Directories did not provide information on Rice. These houses were designed by C.A. Halstrom. He was active in a Boston area architect from c. 1884--at least 1910. In 1884 he lived and worked at 25 Main St., Charlestown. By 1890 he had an offic at 22 Congress St., Boston and lived at 200K St. South Boston. By 1910 he lived and worked at 09 E. Third St., South Boston. He is not listed in the 1920 Boston Directory. This group first appears on the 1901 at Atlas labeled John P. Weber [occ. unlisted]. By 1911 67,69,71 Baldwin St was owned by a Levine A. Nathanson. During the late 19th c. this group's lot had been part of the Amos Stone House lot--the stone house faced Bunker Hill St near the Baldwin/Bunker Hill St. corner. Baldwin St was named in honor of Loammi Baldin, first vice president of the Middlesex Canal Co. Born in Woburn, MA in 1744, Baldwin trained as a cabinet maker, fought with the Continental Army in MA and NY and later became a specialist in building pumps. His engineering career encompassed work on the locks at Great Falls, Potomac River [1790's] and on projects that were predecessors to the Fric and Champlain Canals [late 1790's--early 1800's]. Baldwin died in 1833. His brother George owned numerous parcels bordering Baldwin St Baldwin St. was set out during the 1840's--the northern segment was developed first and was called Linden St--the southern segment has always been known as Baldwin St. Note: Charles-Halstrom's credited with the 3-damily Queen Anne house at 85 Elm St.

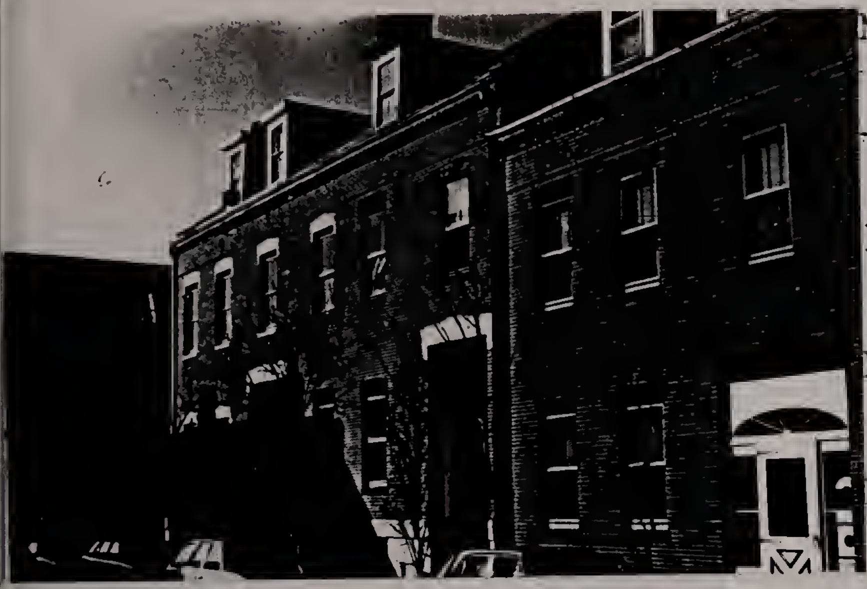
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 84 and 86 Baldwin Sts COR. Near Main St

NAME ____
present original



No. 30N-12E SUB AREA Bunker Hill, North Slope Elm-Short Sts

c. 1850-1855 Middlesex Deeds, Plans
source

ITECT ____
source

DER Amos Brown deeds
source

R George R. Baldwin
original present

PHOTOGRAPHS C-town -3-3/86

TYPE [✓ residential] single [✓ double] [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

:OOF gable cupola -- dormers 2 on #84; 1 on 86

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] stone granite trim concrete iron/steel/alum.

BRIEF DESCRIPTION Flat front, side hall plan Greek Revival double row houses w/granite basements. Short flight of granite stairs leads to recessed entrance. Planar main facade w/ simple granite sills and lintels. Dentil-like corner at cornice. Gable roof, tall dormer windows.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 84=1982 86=2133 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse) Built c. 1850-1855, #84 and 86 Baldwin St are key components in the "wall" of red brick mid 19th c row houses lining the northwestern side of Baldwin St. Architecturally this double house is a solid example of mid 19th c. Boston area Greek REvival domestic architecture (see also sections of the South End, South Boston, East Boston). #84 and 86's main facade is characterized by a pleasing planarity-surface decoration is limited to dentil-like brick work at the cornice. These houses represent the work of Charlestown "housewright" Amos Brown (see Form on

Bibliography - Maps: 1818, 1833, 1839, 1843, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: #84=711:4, 711:6; #86-711:82, 931:13, 1051:597, 1081:270
For information on Baldwin Family see Timothy Sawyer's Old Charlestown - 1902

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

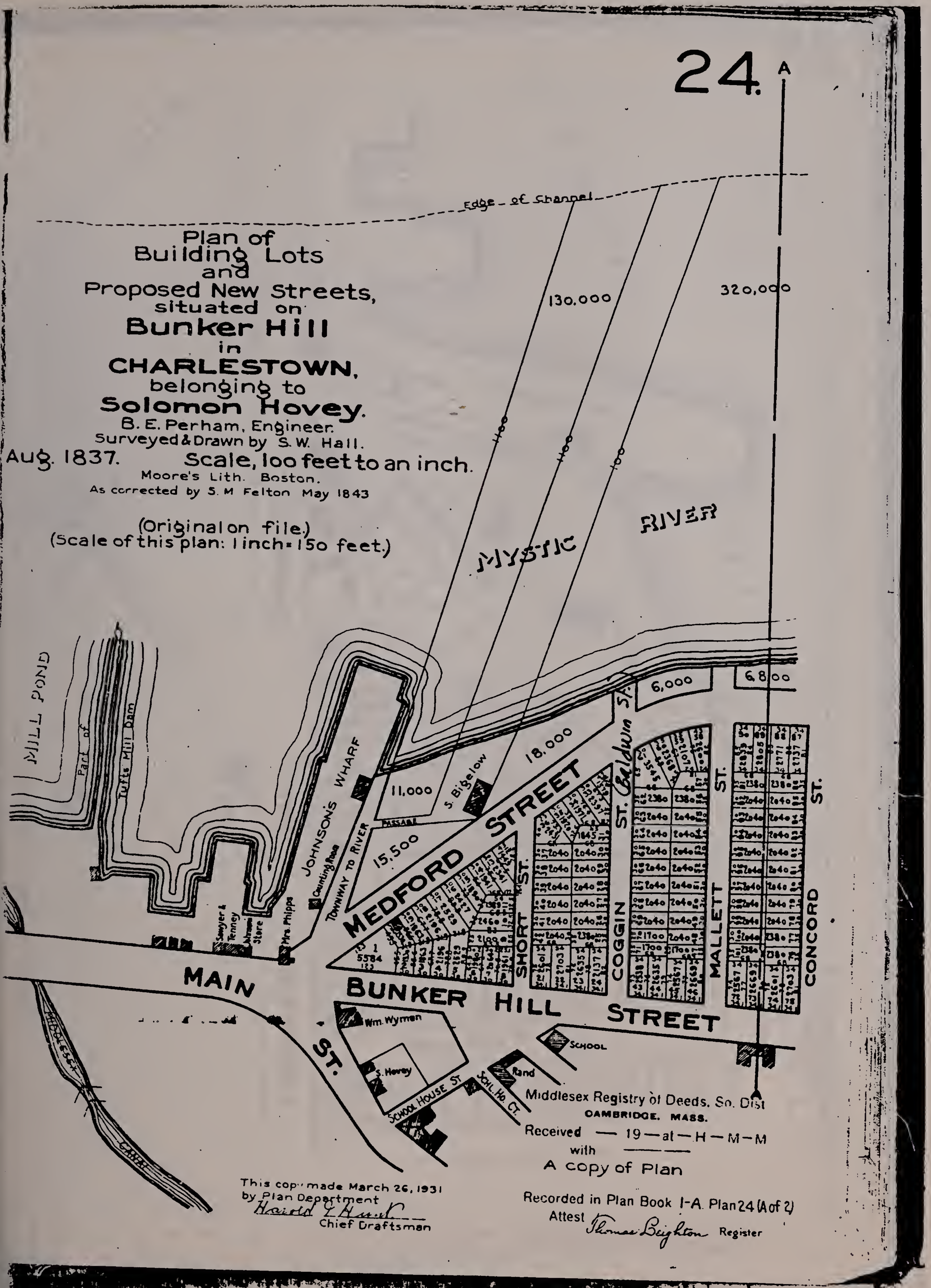
Significance (include explanation of themes checked above)

4-10 Mystic St). He is credited with the Italianate masonry rows at 4-10 Mystic St (1854) and 46-60 Baldwin St (c. 1850-55). Evidently, Brown built these houses as investment properties for George R. Baldwin c. 1850-1855 (see Middlesex Deed 711:4, 23 April, 1855). Baldwin was the brother of the "Father of American Civil Engineering"-LoammBaldwin. George R. BAldwin was a leading consulting engineer in his own right-he assisted on the construction of Charlestown's Mystic water works. By 1855 he had moved to Quebec, British Canada. Deeds refer to him as "commant at Quebec". #84 and 86's land is shown as lots 4 and 5 on "a Plan of house lots owned by George R. BAldwin, March 1850." What is now Baldwin St, North of Bunker Hill St, appears on the 1818 map of Charlestown as the Upland pasture of William Symmes. The section of Baldwin St between Bunker Hill St and Medford St was set out as early as 1837 as Coggins St. It was changed to LindenSt in 1844. The segment below Bunker Hill St to Main St was set out c. early 1850's and was early on called Baldwin St. Both segments of Baldwin St were united under the Baldwin name c. late 1860's. In any event, the earliest owner-occupants of #84 and 86 were two teamsters--George S. Holt at #84 and Charles R. Morse #86. Holt paid Brown $4,200.00 for #84 on May 5, 1855 (711:6) and Moris paid Brown $4,000.00 for #86 on May 11, 1855 (711:82). Holt briefly owned both #84 and #86 (1865-1866), paying Morse $4,500.00 for #86 on July 12, 1865. Early deeds for these properties set forth the following restrictions: "no buildings shall ever be erected on this land of any other material other than brick or stone and has to be at least two stories tall". Furthermore, buildings on these lots could only be used "as dwelling or shops and with no offensive trade or employment." In any event, Holt sold #86

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

to John Ebenezer Barnes, master mariner, for $5,000.00, on June 30, 1866 (971:296). From 1869-c. 1885, James M. BEard owned #86 Baldwin St. #84 was owned by George S. Holt from c. early 1850's until at least the mid 1880's.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)



24.

Plan of
Building Lots
and
Proposed New Streets,
situated on
Bunker Hill
in
CHARLESTOWN,
belonging to
Solomon Hovey.
B. E. Perham, Engineer.
Surveyed & Drawn by S. W. Hall.
Aug. 1837. Scale, 100 feet to an inch.
Moore's Lith. Boston.
As corrected by S. M Felton May 1843

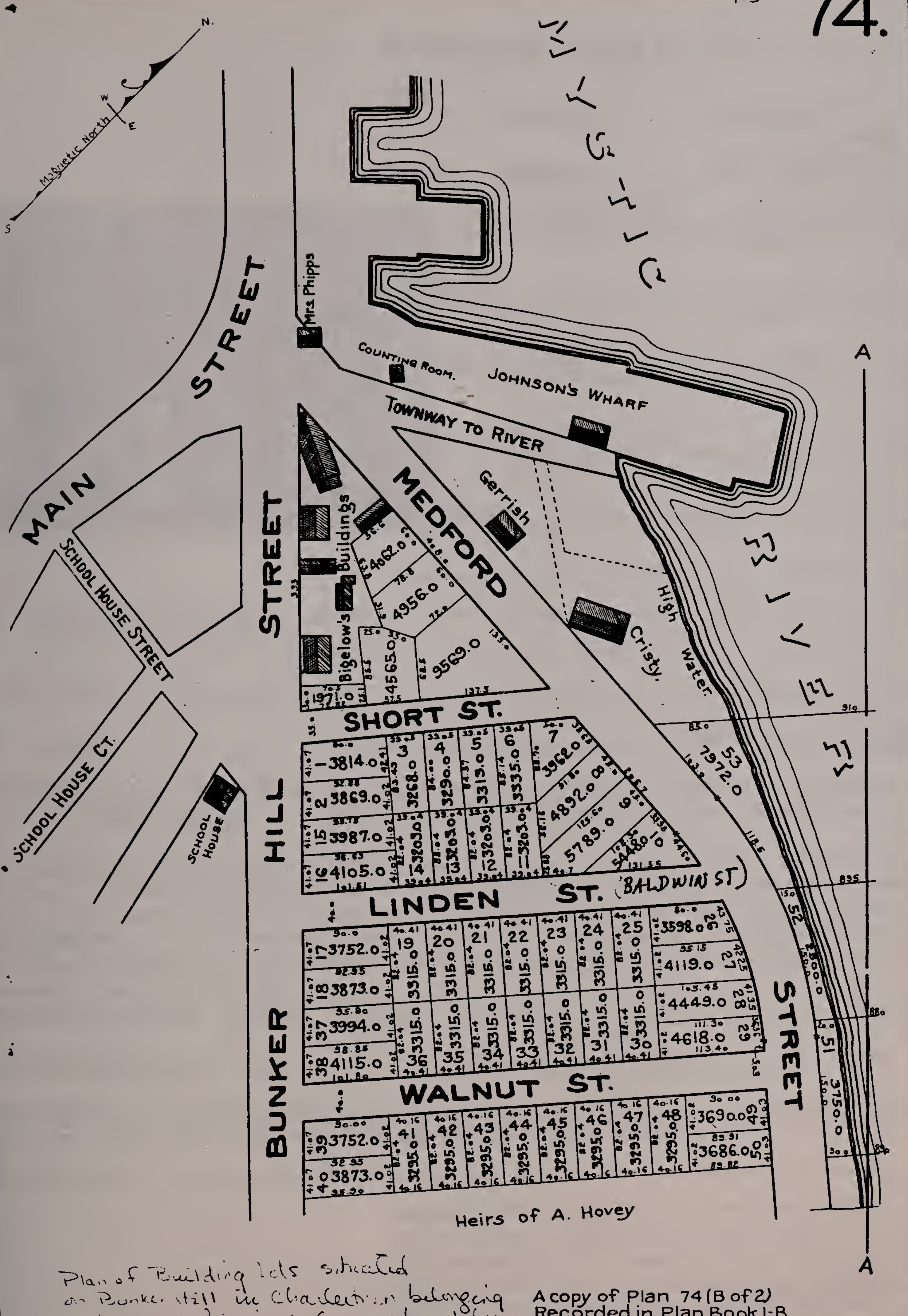
(Original on file.)
(Scale of this plan: 1 inch = 150 feet.)

Middlesex Registry of Deeds, So. Dist
CAMBRIDGE. MASS.
Received — 19 — at — H — M — M
with ———
A copy of Plan

Recorded in Plan Book 1-A. Plan 24 (A of 2)
Attest Thomas Leighton Register

This copy made March 26, 1931
by Plan Department
Harold F Hunt
Chief Draftsman

A
Edge of Channel
130,000
320,000
100
100
100
MYSTIC
RIVER
MILL POND
Part of
Tufts Mill Dam
JOHNSON'S WHARF
Counting Room
TOWNWAY TO RIVER
PASSAGE
11,000
S. Bigelow
18,000
15,500
6,000
6,800
MEDFORD STREET
ST. Baldwin
SHORT ST.
COGGIN ST.
MALLETT ST.
CONCORD ST.
5584
Sawyer & Tenney
Adams Store
Mrs. Phipps
MAIN ST.
BUNKER HILL STREET
Wm. Wyman
S. Hovey
SCHOOL HOUSE ST.
SCH. HO. CT.
Rand
SCHOOL
MIDDLESEX
CANAL


N.
W
E
S
Magnetic North
MYSTIC RIVER
Mrs Phipps
COUNTING ROOM.
JOHNSON'S WHARF
TOWNWAY TO RIVER
Gerrish
Cristy.
High water
MAIN STREET
SCHOOL HOUSE STREET
SCHOOL HOUSE CT.
SCHOOL HOUSE
BUNKER HILL STREET
Bigelow's Buildings
MEDFORD STREET
SHORT ST.
LINDEN ST. (BALDWIN ST)
WALNUT ST.
Heirs of A. Hovey
A
A
1971.0
4062.0
4956.0
5456.0
9569.0
3814.0
2 3869.0
3 3268.0
4 3290.0
5 3313.0
6 3335.0
7 3962.0
8 4892.0
9 5789.0
10 5448.0
11 3203.0
12 3203.0
13 3203.0
14 3203.0
15 3987.0
16 4105.0
17 3752.0
18 3873.0
19 3315.0
20 3315.0
21 3315.0
22 3315.0
23 3315.0
24 3315.0
25 3315.0
26 3598.0
27 4119.0
28 4449.0
29 4618.0
30 3315.0
31 3315.0
32 3315.0
33 3315.0
34 3315.0
35 3315.0
36 3315.0
37 3994.0
38 4115.0
39 3752.0
40 3873.0
41 3295.0
42 3295.0
43 3295.0
44 3295.0
45 3295.0
46 3295.0
47 3295.0
48 3295.0
49 3690.0
50 3686.0
51 3750.0
52 2800.0
53 7972.0

Plan of Building lots situated on Bunker Hill in Charlestown belonging to Samuel [illegible]. Surveyed and drawn by J.H. [illegible] Jan 1844

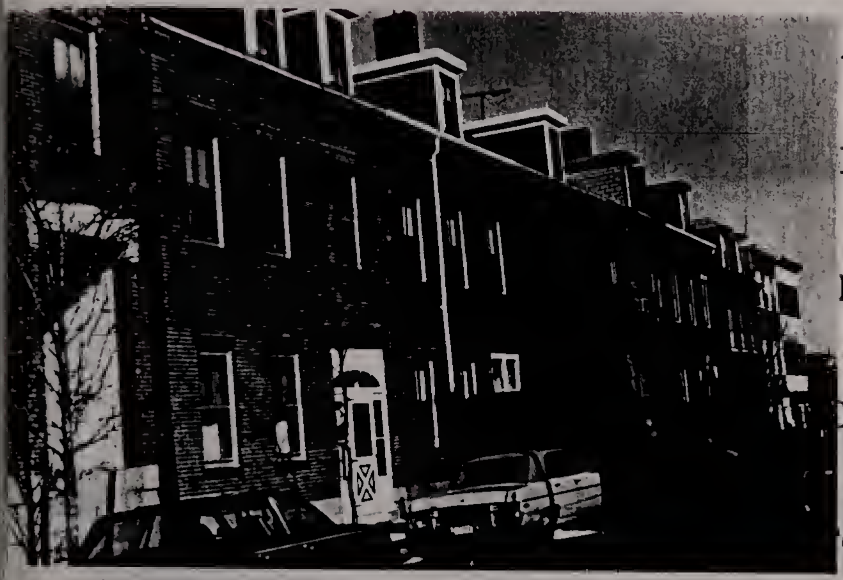
A copy of Plan 74 (B of 2)
Recorded in Plan Book 1-B

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS 88-96 Baldwin St. COR.

NAME
present original

MAP No. 30N-12E SUB AREA Bunker Hill, South Slope: Elm St-Short St.



January-August 1849, Middlesex Deeds
source

ITECT
source

DER Jeremiah B. Bradford - deeds
source

R Jeremiah B. Bradford
original present

OGRAPHS C-town -3-2/6-86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus attic

OOF gable cupola ----- dormers 1 per slope, 2 on #88

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] [✓ stone granite trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Straight forward, 9 unit row of red brick, Greek Revival row houses exhibiting low granite basements, 3-bay main facades (entrances originally recessed, now w/later outer doors, transcoms), simple granite sills and lintels at windows (2/1 wood sash). Pleasingly planar expanse of wall surface, group visually tied together via narrow, raised brick band above 2nd fl. windows, dentil-like brick work at cornice-single dormers on #'s 90-96, #88 features a pair of dormers.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 88-1968 90-94=1804x3 96=1970 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Key components in Baldwin St's (North of Bunker Hill Sts) noteworthy and 19th c. red brick Greek Revival Sheet scape.

(Map)

SIGNIFICANCE (cont'd on reverse) This group of five red brick Greek REvival row houses dates to January-August, 1849. This attractive row dates to the earliest-phase of Baldwin St's develop. Baldwin St existed in an unformalized state as early as 1837-at that time it was called Coggins St. By 1844, a more formally laid out Baldwin St (North of Bunker Hill St) was called Linden St (Until c. late 1860's). The Southern portion of Baldwin St was set out c. early 1850's. Architecturally, 88-96 Baldwin St represent a conservative approach to masonry row housing with planar surfaces and dormer windows reminiscent of those on Federal period structures.

Bibliography - Maps: 1818, 1833, 1835, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: (#92) 479:39, 541:303, 541:372, 541:504, 921:385

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

#88-96 Baldwin St represents the craftsmanship of Jeremiah B. Bradford. Bradford was active in Charlestown building trades from c. 1840-c. early 1870's. He is listed in the 1842 Charlestown Directory as a mason residing at 25 Austin St. By 1845 he was living on Chapman Lane. His home addresses in 1848, 1852 and 1856 were 137 Main St, 223 Main St and 18 Walker St, respectively. He is listed as a mason in 1860 and 1870, living at 391 Main St and 10 Mt. Vernon St, respectively. The 1818 map indicates that a Wm. Symmes owned what is now Baldwin St (North) and adjacent lots. #88-96's lots were part of the land holdings of Samuel Bigelow and John Cheever, physician [Cheever seems to have acted primarily as a mortgage holder].

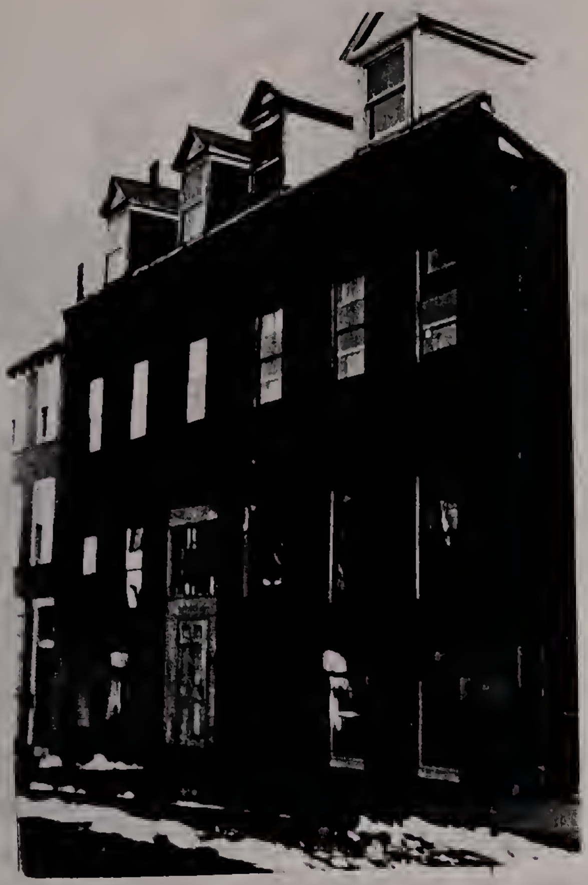
Samuel Bigelow sold these lots to John Cheever of Charlestown, physician, prior to Jan. 1, 1849 [Middlesex:479:39]. Cheever, in turn, sold these lots to Jeremiah B. Bradford, of Charlestown, mason, for $2,461.00 on January 1, 1849. The first mention of buildings on this lot occurs on a deed dated August 15, 1849 between Jeremiah B. Bradford and Joshua Turner (grantee), carpenter. Turner paid Bradford $3,500.00 for #92 Baldwin St. Turner, in turn, sold #92 to J.G. Russell, trader on Oct. 16, 1849 for $1,700.00 [851:1].-Apparently this was the Aaron H. Allen who was a Dock Sq furniture dealer and later owner of the brownstone mansion at the corner of Worcester Sq + Washington St in the South End (1859). Allen, evidently purchased this as an investment rather than a homestead. Allen owned this house for 12 years, selling it to Lucy R. Severance, wife of Benj. Severance, "salesman, 1+2 Dock Sq, Boston," for $3,000.00. By 1875 this group's owners included Calvin Stuart, occ. unlisted at #88, the Samuel Cutter estate owned #90. Benj. W. Severance, "furniture", Dock Sq, continued to own #92, L. Miles Standish, real estate speculator and builder owned #94 (he was active in the

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

development of Essex St during the 1840-50's) and Charles Woodbury, blacksmith owned #96 in 1875. This group's owners in 1901 included: Sarah T. Brown at #88, Sam. Cutler Hrs-#90, M.A. Kearse-#92, John Shea-#94 and Patricia H. Lee-#96

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS #91 and 93 Baldwin St COR. near Bunker Hill St.

NAME __________ present __________ original

MAP No. 30N-12E SUB AREA Bunker Hill, North Slope Elm-Short Sts

DATE c. 1848-1852 Middlesex Deeds source

ARCHITECT __________ source

BUILDER __________ source

OWNER James Cooper original __________ present

PHOTOGRAPHS C-town-3-3/2-86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)__________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF low gable cupola --- dormers 2 per bldg. MF

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone __________ concrete iron/steel/alum.

BRIEF DESCRIPTION Flat front, red brick Greek Revival double houses w/high granite faced basements, 3-bay main facades. Granite steps lead to recessed entrance. Recessed area screened via door flanked by multi pane sidelights and large transom. Windows exhibit single granite sills and lintels, 2/2 wood sash. Main roof slope displays pairs of predimented dormers.

EXTERIOR ALTERATION [✓ minor] moderate drastic __________

CONDITION [✓ good] fair poor __________ LOT AREA 91=2332 93-1796 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Baldwin St's exceptional mid 19th c. red brick streetscape

(Map)

SIGNIFICANCE (cont'd on reverse) #91-93 Baldwin St dates to c. 1848-1851. It was built during the earliest phase of Baldwin St's development. Architecturally, it is a solid, well preserved example of Boston area brick Greek Revival middle class housing. In terms of form, scale and surface treatments, these houses are similar to those built in sections of Boston's South End, South Boston and East Boston during the 1840's. The 1818 map of Charlestown indicates that Baldwin St and adjacent lots were part of a large parcel belonging to a William Symmes. By c. 1840 Samuel Bigelow owned this parcel.

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 18405-705
Boston Directories - Post - 1875
Middlesex Deeds: 521:17, 581:312, 771:446, 781:579, 801:184, 811:157

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural xx
The Arts ______
Commerce ______
Communication ______
Community/ development xx

Conservation ______
Education ______
Exploration/ settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/ invention ______
Social/ humanitarian ______
Transportation ______

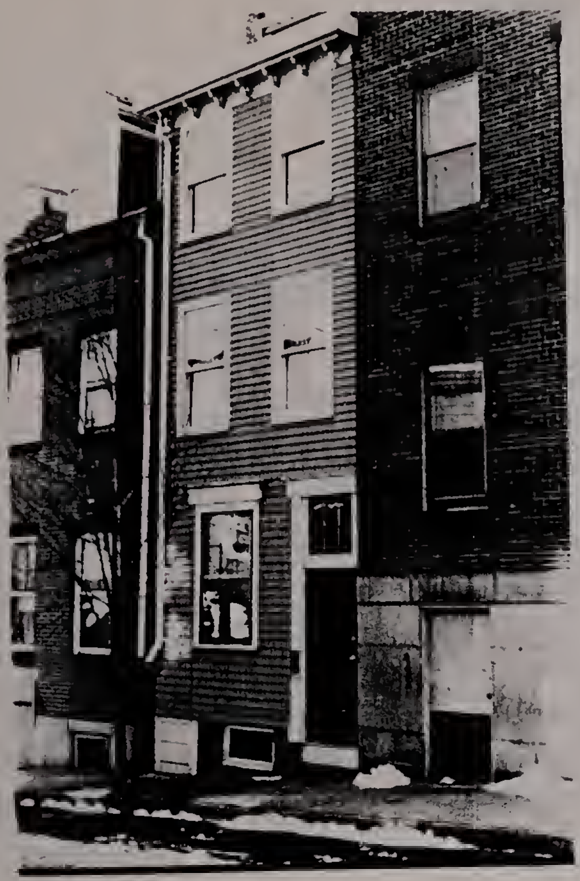
Significance (include explanation of themes checked above)

Baldwin St was set out c. 1845 and was originally called Linden St [incorrectly called Lincoln St on the 1848 map]. Bigelow eivdently sold a large tract of land on Linden [Baldwin] St to John Cheever, physician c. 1846-1847 [see Middlesex 279:39]. Cheever sold part of the Bigelow tract [including #9] and 93's lots] to Tamer Cooper of Cambridge, soap manufacturer, on December 8, 9847 [521:17]. On 1/8/1852, Cooper sold #91's lot, with "the buildings thereon" to James Damon of Charlestown for $2,350.00 [581:312]. Damon is listed in 1848 as a "grocer" (Boston), house Bunker Hill. By 1852 Damon built himself as a glass dealer. He is listed for the last time in Charlestown in 1856 [at 39 High St]. During the mid 19th c. Damon had considerable land holdings on Bunker Hill--including tracts later sold to St. Francis DeSales' Church. Damon owned #93 until May 6, 1858--he sold it to Edward T. Troffitter, Boston, Machinist, for $5,000.00 [781:579]. Troffitter sold it to Michael A. Henchey, Charlestown, pastry baker, for $2,500.00 on March 18, 1859. This house was owned by Henchey's heirs until at least the early 1900's. #93 Baldwin St's early history is less clea hence prior to 1867. On April 25, 1869, Stimpson sold the property to Rosalen M. and Joseph W. Hill, builder [1001:5] for $3,100.00. From the early 1870's until the mid 1880's #91 was owned by James McLaughlin (later by Profidence Township, Iowa). Daniel McLaughlin paid James McLaughlin $3,455.00 for this house in June 23, 1885--he lived here until at least the 1910's. Note: Baldwin St evidently existed in an unformalized state as early as 1837 and was called Coggins St until 1844.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 95 Baldwin St COR. ____

NAME ____
present original

MAP No. 30N-12E SUB AREA Bunker Hill, North Slope: Elm-Short Sts

DATE c. 1855-1860 stylistic evidence
source

ARCHITECT ____
source

BUILDER ____
source

OWNER Jeremiah Stimpson (?)
original present

PHOTOGRAPHS c-town 3-3/3.86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola --- dormers ---

MATERIALS [✓ (Frame)] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Extremely narrow Italianate wood frame house with side hall plan, 2-bay main facade. Single granite step heads to fron door with simple enframements, surmounted by 6-pane transom. Single, cornice headed window on the first floor. Windows feature 1/1 wood sash. Building rises 3-stories to bracketed cornice. Main facade is only 12' wide.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA ____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Strikes curious wood-frame Italianate note in Baldwin's St's "wall" of red brick Greek Revival row houses.

(Map)

SIGNIFICANCE (cont'd on reverse) This wood frame Italianate house is a charming, curious anomaly on a street dominated by red brick Greek Revival row houses. Apparently, its extremely narrow lot was intended to be an alley way between #93 and 97 Baldwin St. #95 was built c. 1855-1860 after the portion of Baldwin St North of Bunker Hill St had been almost completely developed with masonry row houses. Further research is needed to pinpoint #95's construction date more specifically. It was apparently built for a Jeremiah Stimson. The Middlesex Co. deed index contains numerous listings for Jeremiah Stimson as grantee during the 1850's. Stimson owned #95

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural xx
The Arts _____
Commerce _____
Communication _____
Community/ development xx

Conservation _____
Education _____
Exploration/ settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/ invention _____
Social/ humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

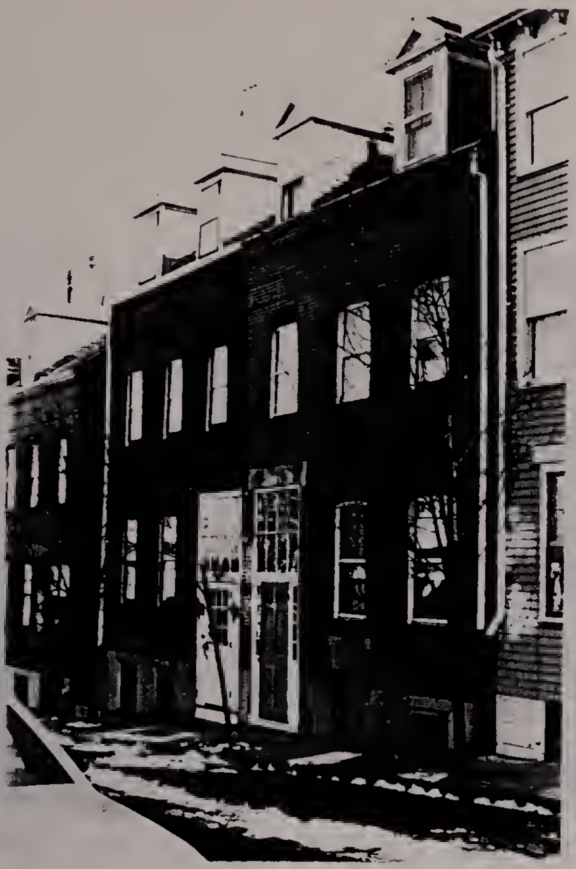
until at least the mid 1880's. By the early 1890's the house was owned by Francis Foster Tabor of Malden, executor of the will of Jeremiah Stimson "late of Boston". On December 9, 1892, Elizabeth Lynch of Boston paid Tabor $1400.00 for this house.

What is now Baldwin St and adjacent house lots (North of Bunker Hill St) was part of the upland pasture of William Symmes.- See 1818 map of Charlestown. Baldwin St, North of Bunker Hill St apparently existed in an unformalized state or early as 1837 and was originally called Coggin St. It was renamed Linden St in 1844--Apparently the time of more formal development. The portion of Baldwin St between Bunker Hill and Main St was set out c. early 1850's.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 97 & 99 Baldwin St COR. ____

NAME ____
present original

MAP No. 30N-12E SUB AREA Bunker Hill, North Slope: Elm St-Short St

DATE c. 1849-1850 Middlesex Deeds
source

ARCHITECT ____
source

BUILDER William W. Sandford and Hartford Mayers Deeds
source

OWNER Sandford and Mayers
original present

PHOTOGRAPHS C-town 3-3/4.86

TYPE [✓ (residential)] single [✓ (double)] [✓ (row)] 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola --- dormers 2 per main facade

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ (brick)] [✓ (stone granite)] concrete iron/steel/alum.

BRIEF DESCRIPTION Double Greek Revival masonry row houses. 3-bay main facades, low granite basements, paired entrances w/large multi-pane transoms above front doors (originally treated as open, recessed entry ways?). Simple stone sills and lintels w/2/1, 1/1 wood sash. Two dark brick work bands near dentilated, brickwork cornice. Pairs of pedimented dormers on main facade: similar surface treatments to # 101-107 Baldwin St.

EXTERIOR ALTERATION [✓ (minor)] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 97=1591 99-1886 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Key components in Baldwin St's attractive redbrick "wall" of mid 19th c. flat front Greek Revival row houses.

(Map)

SIGNIFICANCE (cont'd on reverse) Built c. 1848-1850, #97 and 99 Baldwin St are solid, well crafted examples of mid 19th c. Charlestown masonry row housing. Stylistically these houses may be classified as Greek Revival - e.g. use of granite at basement level, planar surfaces, pedimented dormers. Along with 84,86;88-96;91,93 and 101-117 Baldwin St, #97 and 99 Baldwin St ranks among the earliest masonry row houses built northwest of Elm St. These houses represent the work of Charlestown masons William W. Sandford and Hartwell Mayers. #97, 99 date the earliest phase of Baldwin St's residential development.

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories--1834-1874

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural xx_____
The Arts _____
Commerce _____
Communication _____
Community/development xx_____

Conservation _____
Education _____
Exploration/settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/invention _____
Social/humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

Although Baldwin St, northeast of Bunker Hill St, was set out as early as 1837 as Coggins St, it was not until the mid-late 1840's that the street was being built-up with row houses. The section of Baldwin St between Bunker Hill St and Medford St was called Linden St. from 1844 to c. late 1860's. The segment of this street between Bunker Hill St and Main St was set out c. early 1850's and was from the start, called Baldwin St. The 1818 map shows what is now Baldwin St from Bunker Hill St to Medford St as upland pasture belonging to a William Symmes. In any event, #97, 99's lots were part of a larger parcel sold by Samuel Bigelow to John Cheever, physician during the mid 1840's. Cheever, in turn, sold #97's lot to William W. Sandford and Hartwell Mayers, masons for $594.79 on October 20, 1847. Presumably, these houses were built by Sandford and Mayers c. 1849-1850. William W. Sandford was active in Charlestown building trades from c. late 1840's-early 1860's. In 1848 he is listed as a mason at 25 Pearl St. By 1852 he is listed at 27 Pearl St. During the early 1860's he is listed as a mason boarding at School St. From 1860-1875 he lived at 17 Polk St. From c. 1875 until the early 1900's he is listed as a mason, house 78 School St. Directories do not indicate that Sandford and Mayers were ever associated in a formal partnership. Similarities in surface treatments between 97-99 and 101-117 Baldwein St suggest that Sandford and Mayers may have collaborated with Benjamen Page, mason on 101-117 (and vice versa). In any event, Sandford and Mayers sold #97's lot "with the buildings thereon" to James Damon, trader for $3,000.00 on February 20, 1851 (561:425). Damon is listed as grocer, house Bunker Hill in 1848 and worked as a glassmaker by 1852. He sold #97 to S.F. Damon, clerk, on December 3, 1851 for $2,500.00 (581:194). Samuel Foster Damon, in turn, sold this property to Jeremiah Stimson of Medford on July 21, 1854 for $2,700.00. This property is described as "being the northwesterly part of lot #21 on a plan of lots on Bunker Hill by James H. Shearer dated January 1844." Stimpson, in turn, sold it to Edwin A. Hinckley of Boston on December 3, 1868 for $3,300.00. This deed refers to the wood frame Italianate house next door at #99 e.g. "the partion wall separating the premises (#97) hereby conveyed, from my wooden house adjoining". By 1885 #97 was owned by a G.A. Fisher. In 1901, it belonged to a B.M. McLaughlin. Further research is needed on the early history of #99. It was owned by a D. Mahoney during the 1880's-early 1900's.

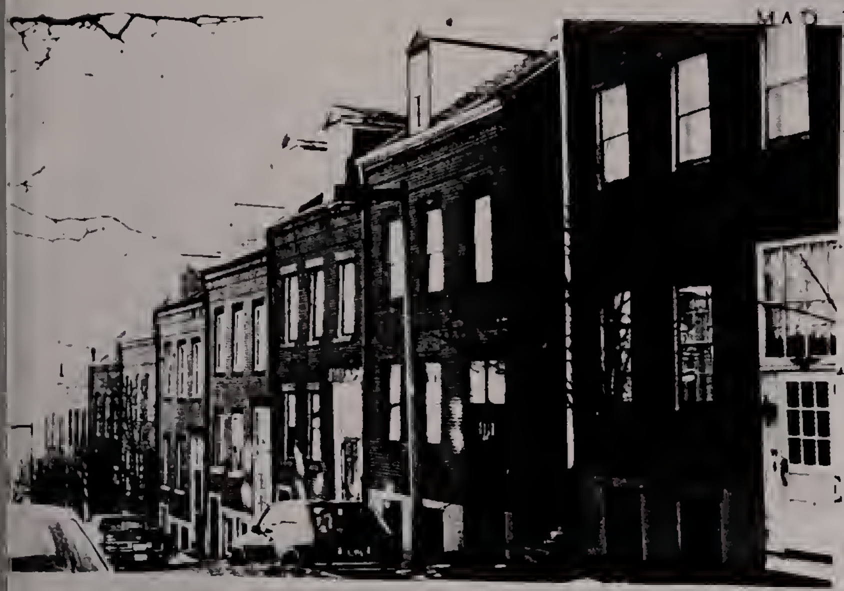
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 101-117 Baldwin St. COR. Medford St.

NAME ______________ present ______________ original



No. 30N-12E SUB AREA Bunker Hill, North Slope Elm St.-Short St.

c. 1849-1850 source

ITECT ______________ source

DER Benjamin Page source

ER Benjamin Page original present

PHOTOGRAPHS C-town - 3-3/5-86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OF gable cupola --- dormers 1 on #'s 101,105,107,113,115, 117, 2 on #'s 103,109,111

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone granite bsmts concrete iron/steel/alum.

BRIEF DESCRIPTION Attractive red brick, granite trimmed row of 8 Greek Revival townhouses. Side hall plans, 3-bay main facades characterized by flat fronts, low granite basements, front doors sourmounted by large multi-pane transoms (various sash configurations). These houses probably originally had open, recessed entry ways. Simple stone sills and lintels. Two rows of dark brickwork banding near cornice. Pedimented dormers on gable roofs.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 101=875, 193=1648 105,109,115= 3x1640, 107=1642, 111=1628 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Group of red brick Greek Revival row houses descend northeast slope of Bunker Hill-rythmic, "stepped" effect of dormers and roof slopes adds significance to streetscape.

SIGNIFICANCE (cont'd on reverse)

(Map)

#107-117 Baldwin St. dates to the earliest phase of Baldwin St's residential development. Built c. 1849-1850, these houses are charming, well-crafted examples of the Greek Revival style. These houses are stylistically similar to 1840's row houses in Bay village, the South End (e.g. Bond St., Ringold St.), East Boston, etc. #115 Byam St. has important historical associations with William A. Byam. #101-117 Baldwin St. represents the work of prolific Charlestown mason Benjamen Page. Benjamen Page was active

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds
"Souvenir of Charlestown and Bunker Hill Monument-1843-1893 published by the Bunker Hill Times

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural xx
The Arts ______
Commerce ______
Communication ______
Community/ development xx

Conservation ______
Education ______
Exploration/ settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/ invention ______
Social/ humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

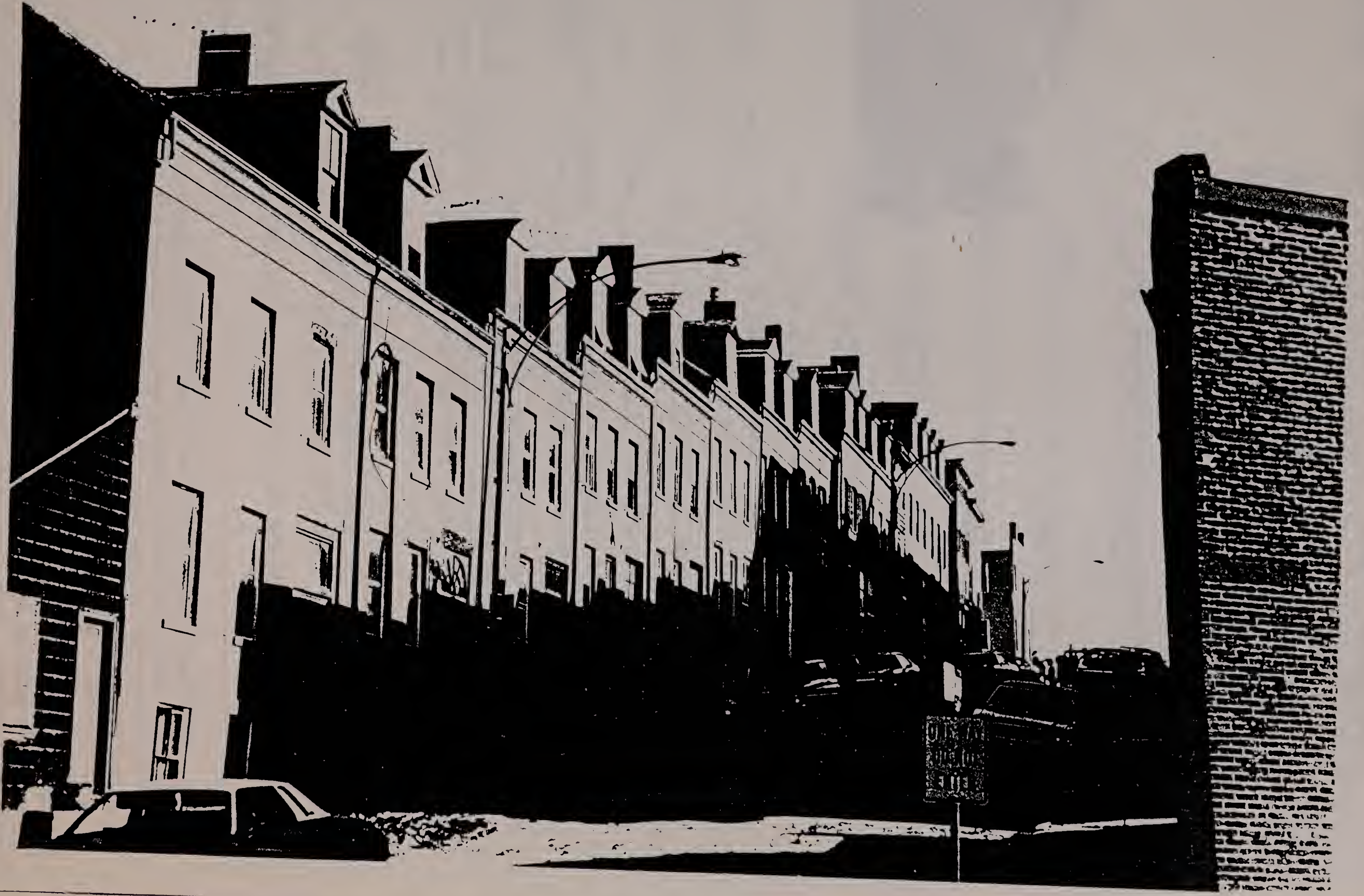
in Charlestown building trades from 1845 until the late 1850's. He is first listed as a mason, house Bunker Hill in 1845. By 1852 he was living in one of the 3 row houses he built c. 1850 at 227 Bunker Hill St. He is credited with the double red brick townhouses at 284-286 Bunker Hill St (c. 1855-56) and the 1850 Italianate brick houses at 285-289 Bunker Hill St. On 1/2/1849, Page paid James Cooper of Cambridge, soap manufacturer (2,308.00 for $101-117 Baldwin St's lots (531:370). This parcel was part of the land conveyed to Cooper by John Cheever on Dec. 8, 1847 (521:16). At any rate, Page sold #101's lot "with the buildings thereon" to Dexter King, clergyman for $3,000.00. Dexter King is not listed in 1850's Charlestown Directories. On October 8, 1851, King sold #101 to Elbridge Fisk for $3,000.00-at that time King is listed as a Boston trader (581:291). Fisk was a mechanic. Later owners of #101 included an Ethan A. Eliot (981:64)-1870's and John H. Riley, 1880's-early 1905.

William A. Byam was perhaps this group's most prominent resident. He was a junior member of the firm of Rand and Byam of Chelmsford, Ma. where he was born July 20, 1820. He was the son of "the pioneer of match manufacturers" Ezekiel G. Byam. William A. Byam came to Charlestown in 1855.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

101-117 Baldwin St. cor. [illegible]dford st. Photo by Robert Severy
C. 1849-1850
June 2, 1975

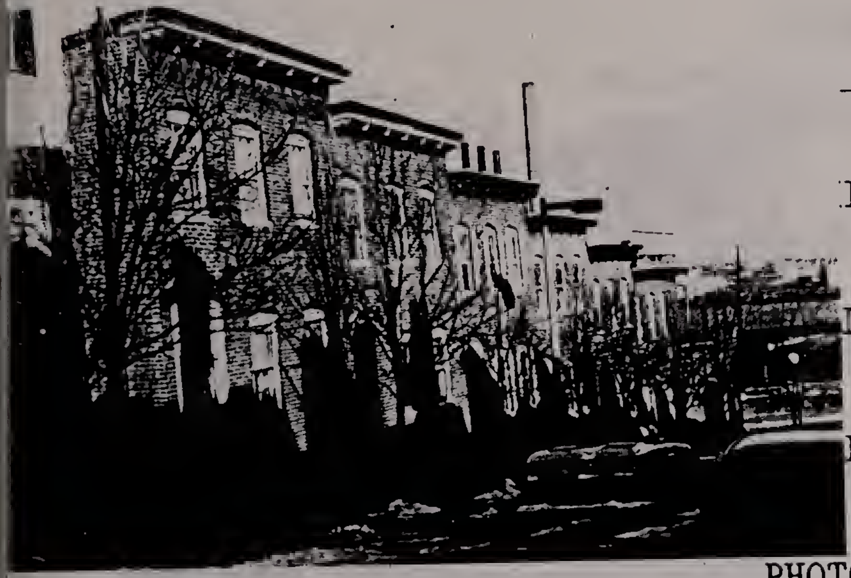


BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 104-114 Baldwin St. COR. near Medford St

NAME ______________________
present original

MAP No. 30N-12E SUB AREA Bunker Hill, North Slope Elm St-Short St.



C. 1869 Middlesex Deeds, Directories
source

ITECT ______________________
source

DER ______________________
source

R John Cheever (?)
original present

PHOTOGRAPHS C-town -3-3/6.86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 2 plus basement

OOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION Group of 6 flat front, brick, Italianate row houses w/3-bay main facades (2 small basement windows per house) w/side hall plans, entrances w/3-pane transcoms. Windows set into recessed segmental arch openings w/2/2, 1/1 wood sash (lintels composed of header bricks). Houses culminate in bracketed (wood?) cornices.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

CONDITION [✓ good] fair poor ____________ LOT AREA 104=1754, 106=1986, 108 + 110=720x2 112=547, 114=470 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Key components in Baldin St's (northwestern side) "wall" of red brick mid 19th c. row houses.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #104-114 Baldwin St represents a relatively late addition to Baldwin St's collection of primarily 1840's and 1850's masonry row houses. Built c. 1869, these two story houses exemplify modest, solid examples of late 1860's-early 1870's Charlestown masonry row housing. These houses continue the preference on the part of Charlestown masons for flat front, rather than bow front masonry row houses (the bow front was the preferred form of brick town houses in Boston's South End from c. late 1840's-1860's). Middlesex Deeds and Charlestown Directories provide somewhat conflicting evidence as to the date of construction

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1860's, 1870's
Middlesex Deeds: 1188:554-#106

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

for this group.-A deed dated March 15, 1871 (1188:554) between John Cheever and Charles G. Wolff (deed refers to #106 Baldwin St) does not mention buildings on this lot.-The low purchase price of $250.00 also indicates the absence of buildings. Directories, however, locate Wolff at 66 BAldwin St (later 106 Baldwin St) in 1870 Wolff is not listed on Baldwin St in 1868-hence a construction date of c. 1869. Wolff is listed as a Civil Engineer in 1870. During the early 1870's a Charles G. Wolff also lived at #106-his occupation is listed as "sugar house". John Cheever started to buy up house lots along Baldwin St as early as the 1840's.-He is referred to as Dr. John Cheever in mid 19th c. deeds andpurchased his Baldwin St lots from a Samuel Bigelow. During the early 19th c. Baldwin St (North of Bunker Hill St) and adjacent house lots was Upland Pasture belonging to a William Symmes (see 1818 map of Charlestown) Baldwin St exerted in an unformalized state as early as 1837. By 1844 it was called Linden St. Initial house construction activity on Baldwin St dates to c. late 1840's-mid 1850's. The section of Baldwin St south of Bunker Hill St was set out c. early 1850's. Both sections of this street were united under the name of Baldwin St c. mid-late 1860's (named for Charlestown and Woburn, Ma, engineering family that included Loammi Baldwin and Geo. R. Baldwin). In any event, #104-114 Baldwin St's owners in 1875 (possibly represents original ownership) included: Julia C. Burbank-#104, Charles G. Wolf-#106, a ? Kuhn -#108, Mrs. E.P. Jewett-110, F.A. Ladd-112 and W. McElross-#114.

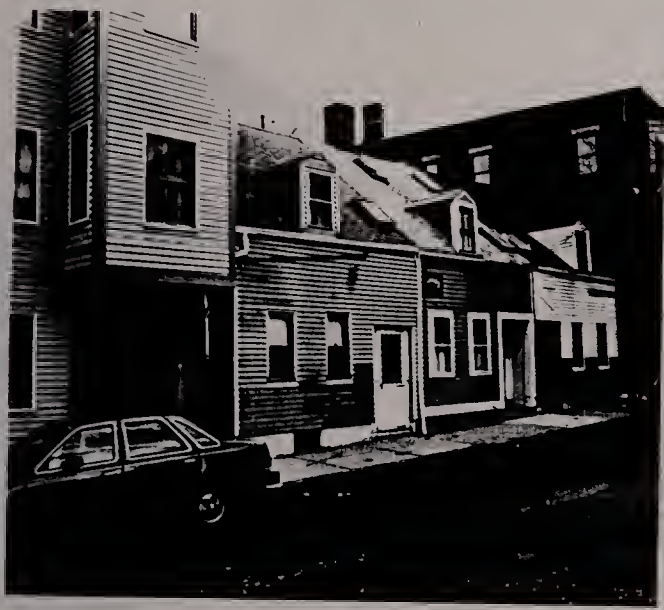
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 9, 11, 13 Bartlett st COR. Jefferson

NAME ____ present ____ original



MAP No. 29N-12E SUB AREA east

DATE ca. 1845 source

ARCHITECT ____ source

BUILDER Edward Pratt source Middlesex Deeds

OWNER Edward Pratt original ____ present

PHOTOGRAPHS CT 1·5/1·86

TYPE [✓ residential] single double 3-unit [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 1 plus basement, attic

ROOF gable cupola — dormers 1 per main facade roof slope

MATERIALS [✓ Frame] clapboards shingles stucco asphalt asbestos [✓ alum/vinyl]
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Low, 1½ story, three unit, wood frame row of Greek Revival cottages. 3-bay main facades, granite block basements - #11 is most intact w/ baseboard, simply enframed, recessed entrance. Projecting from each roof slope is a single gable roofed dormer. In general fabric has been altered - now sheathed in synthetic siding. 1-story ells located to rear.

EXTERIOR ALTERATION minor [✓ moderate drastic] - modern siding

CONDITION [✓ good - fair] poor ____ LOT AREA 9=800 11=800 13=937 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse)
Much of this trio of Greek Revival cottages charm is derived from simplicity of form and rythmic repitition of gable roofed dormers. Architectually this trio is similar to the cottages at 66, 68, 70 Pearl st. These houses represent the work of Edward Pratt, "carpenter". He was active in charlestown

Bibliography - Maps - 1818 - 1852
Panoramic View - 1848 (clearly shown)
Middlesex Deeds - 476:574 - #11
Suffolk Deeds - 1438: 272 - #11
Charlestown Directories - 1834-74

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/ development __X__
Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____
Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

building trades from ca. early 1830's - mid 1850's. Evidently he was related to Caleb Pratt, another Charlestown carpenter - in 1834, both Pratts lived at 32 High/23 Franklin st. (see form). From 1845 - ca. 1856 Edw. Pratt lived at 26 Green st.

Evidently Edward Pratt originally owned all three houses. He sold #11 (and possibly #13) to Levi Goodnow, teamster on January 24, 1846 for $1,100.00. Pratt "reserved the right of drawing water from the well and cistern through suction pipes as now located on the premises". A note in this deeds margin states "the three estates is to have equal expense in case of repairs on the well, cistern and drain". Further research is needed to determine when and from whom Pratt acquired #11 (and probably 9 and 13). In all probability this trio had been recently completed at the time of Goodnow's 1846 purchase. Apparrently Goodnow never lived in these houses - for many years he resided at 51 Soley st. Overtime this trio's owners have included: 1875 - #9 - D.H. Hammett (?), #s 11, 13 - Levi Goodnow; 1885 - #9 Mrs. Hammett (?), #11 - S.E. Allen (Sarah E.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Allen purchases #11 from Louisa Goodnow on Nov 6, 1878) #13 - S. Parmenter. By 1901 this trio's owners included #9 - O. Varrell, #11 - Sarah E. Allen, #13 - Sarah Parmenter.

This trio's lots lie just outside the northwestern edge of the Bunker Hill Monument Assoc.'s 115-lot tract, developed beginning in 1839. #'s 9-13 Bartlett st. are contemporaries of the wood frame Greek Revival houses built along the Concord st, Monument st and Lexington st. Portion of the

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

B.H.M.A. tract. #'s 9-13 Bartlett st. represent the most modest form of mid 19th c. wood frame housing in Charlestown.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area charlestown

ADDRESS 34; 36/38, 40 Bartlett st. COR. near Elm st

NAME ____________________
present original

MAP No. 29N-12E SUB AREA East

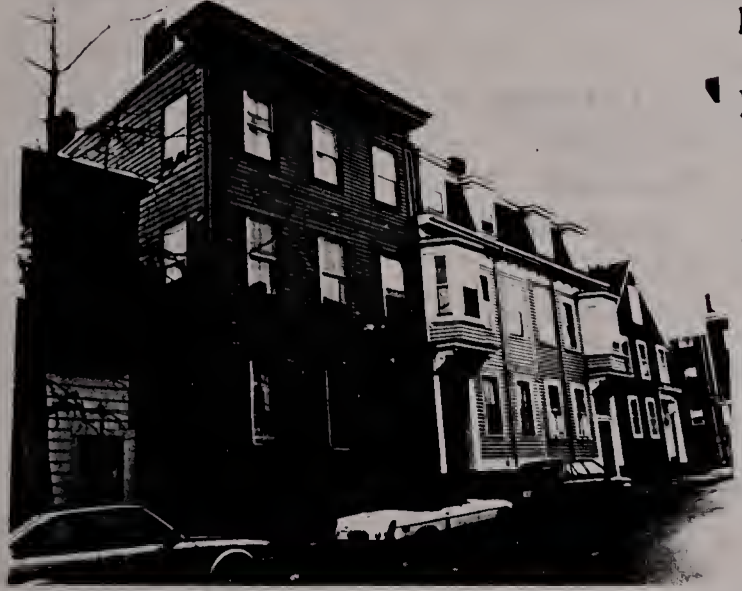
DATE 34 - ca. 1845-48 - DIRECTORIES
36/39 - 1868-69 - Middlesex Deeds, atlases, Directories
40 - ca. 1851 - Middlesex Deeds
source

ARCHITECT ____________________
source

BUILDER 34 - ?
36/38 = Mathew R. Rice - attributed
40 - ?
source

OWNER 34 = John B. Goodnow
36/38 = Mathew R. Rice
40 = Isaac Rowe Jr.
original present

PHOTOGRAPHS CT-1. 3/2-86



TYPE [✓ residential] 34, 40 [✓ single] 36/38 [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)____________________

NO. OF STORIES (1st to cornice) 34 = 3 ; 36/38 = 2 ; 40 - 2 plus basement, attic

ROOF 34 = FLAT
36/38 = MANSARD
40 = GABLE
cupola — dormers 36/38 = 2 per segment

MATERIALS [✓ Frame] 34, 36/38 [✓ clapboards] #40 wood [✓ shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION #34 - GR/Rev/Italianate wood fr. house - 3-stories - brick basement, retains clapboards - good condition. 3-bay main facade w/ GR Rev. entrance enframements e.g. pannelled Doric pilasters w/ heavy cornice headed lintel. Recessed entry w/ multi pane outer transom (late 19th c.) Windows are simply enframed. Main facades corners accented by pannelled Doric pilasters. Bldg. culminates in fascia boa w/ deep cornice. #36/38 - Double Italianate/Mansard wood fr. house. brick basement, 2-tories - recently renovated / good condition. Mansard w/ 2 flat roofed dormers on the main acade (2 per House). Each segment exhibits 3-bay main facade with entrance at

EXTERIOR ALTERATION [✓ minor] moderate drastic ____________________

CONDITION [✓ good] fair poor __________ LOT AREA 34 = 2160
36, 38 = 1512 x 2
40 = 1313
sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________________

eitherend. Deep bracketed door hoods
Support octagonal oriel windows.
36/38's windows are simply en-
ramed and contain 2/2 wood sash.
awcut brackets appear at the
~~route.~~ cornice.
(Map)

40 = GR Revival/Italianate wood
shingle clad dwelling - sidehall
lan, Frontdoor flanked by simple
ilasters and lintel w/ bracketed
ornice - windows are simply enfr.
nd contain 6/6 wood sash.

SIGNIFICANCE (cont'd on reverse) Architecturally, #34; 36/38 and 40 Bartlett st provide an opportunity to study three distinct mid 19th c. wood frame vernacular housing types (in terms of form and stylistic elements which exist virtually every residential section of Charlestown. Built ca. 1845-48, #34 is an early example of a type of housing which apparently

Bibliography - Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown / Boston Business Directories 1834-1874; 1875-1911
"Charlestown Enterprise / Charlestown News Dec 8, 1888 p. 1 -
"The Late Mathew Rice"
Middlesex Deeds

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __x__
The Arts ____
Commerce ____
Communication ____
Community/development __x__

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Originated in Charlestown - wood frame, 3-story, side hall plan, flat-roofed housing with a distinct vertical orientation which anticipates 3-decker housing of the late 19th/early 20th c. Buildings of #34's type more commonly appear in pairs and rows than as individual, free standing structures. Generally these houses exhibit a hybrid of Greek Revival/Italianate elements (e.g. 22, 24 Trenton st) - at 34 Bartlett stylistic elements are purely Greek Revival. (e.g. entrance enframement and incongruously tall Doric corner boards). #36/38 Bartlett dates to ca. 1868-69 - unlike the substantial G Rev. double wood-frame Charlestown houses of the late 1830's/40's entrances are n paired but appear at opposite ends of the main facade of this Italia /mansard house. #36/38 Bartlett house is similar to 50/52 Green st aroun the corner. Built ca 1851, #40 Bartlett st. is a straightforward example of modestly scaled wood frame, side hall plan, gable roofed housing (with Greek Revival and Italianate elements which appears with considerable frequency in Charlestown (e.g. 7 Eden st.).

Charlestown Directories indicate that #34 Bartlett st. was built ca. 1845-48 John B. Goodnow, owner of this property in 1875 is first listed here in 1848 - in 1845 he is listed as a baker living at 190 Main st. By 1848 he is

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

listed at 24 Bartlett st (now #34) - at that time he was "Keeper, monument" During the 1870's and 80's he is listed as "janitor, Bunker Hill Monument". Goodnow lived here until at least 1885 - later owners included Martin P. O'Dowd, blacksmith (1890's) and Bridget A. O'Dowd (early 20th c.). Charlestown atlases (1868, 1875) and business directories indicate that #'s 36/38 Bartlett st. was built ca. 1868/69. - its lot is shown as vacant on the 1868 insurance atlas with the notable exception of a small 1-story

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

structure abutting the north side of #34 labeled "Boots and Shoes". By 1870 a John R. Rice is listed at 36 Bartlett st - occupation: "Blacksmith, Navy Yard". #38 Bartlett st. has significant historical associations with Mathew R. Rice, foreman of the Joiners Dept. at the Charlestown Navy Yard - it was Rice who repaired the U.S.S. Constitution before it occupied "the new dry dock". Mathew Rice was born in Boston's North End on January 14, 1802. He came to Charles

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston
(Boston Landmarks Commission)

Community: Charlestown, Ma.	Form No:
Property Name: 34; 36/38; 40 Bartlett st.	

Indicate each item on inventory form which is being continued below.

-town in 1808 and attended public school in the old school house on Town Hill - he later attended Mr. Brown's Academy on Cordis street. In 1817 he was apprenticed to Caleb Pierce, who was a master joiner at the Navy Yard. He was soon appointed foreman under Mr. Pierce in that department and had charge of framing and finishing some of the largest buildings at the station, including The rope walk, two "ship-houses", three timber sheds, dwelling houses and other buildings. He was also engaged in finishing off a large number of vessels built and repaired at the yard, including the old frigate Constitution, the first vessel occupying the new dry dock. He was employed in the joiners dept. for 19 years. In April, 1836 he was appointed inspector of timber, serving the government in that capacity for 18 years. Mathew Rice may have been responsible for # 36/38's construction. He is listed as living at 22 Common st. in 1870 and was living on Bartlett st. by 1875 (listed as "surveyor of lumber). Mathew Rice lived here until at least 1895. # 38 was owned by Urana M. Rice until at least 1911. By 1885 # 36 Bartlett st was owned by Edward G. Hooper of Edmunds and Hooper, 455 Medford st. Elizabeth G. Hooper is listed at this address until at least 1911. [Note: John R. Rice purchased # 36 Bartlett st. from Mathew Rice May 6, 1869 for $ 5,500.00 [see Middlesex Deed 1061:123] - this deed mentions an "8" brick wall which seperates the two houses." Mathew Rice had purchased this lot from Francis B. and James W. Austen, August 20, 1868 for $ 2,990.00 - James W. Austen is listed as a resident of Honolulu, Sandwich Islands]. Middlesex Deeds point to a construction date of ca. 1851 for # 40 Bartlett st. On Oct 1, 1850 Benjamen Parker of Charlestown, yeoman, was paid $600.00 by Isaac Rowe Jr., engineer for # 40's land (no buildings). [Middlesex Deeds 561:90 and 931:473.] # 40 was owned by the Rowe family until at least 1885. By 1892, John A. Duddy, health inspector, 12 Beacon st. owned this property - he lived here until at least 1911.

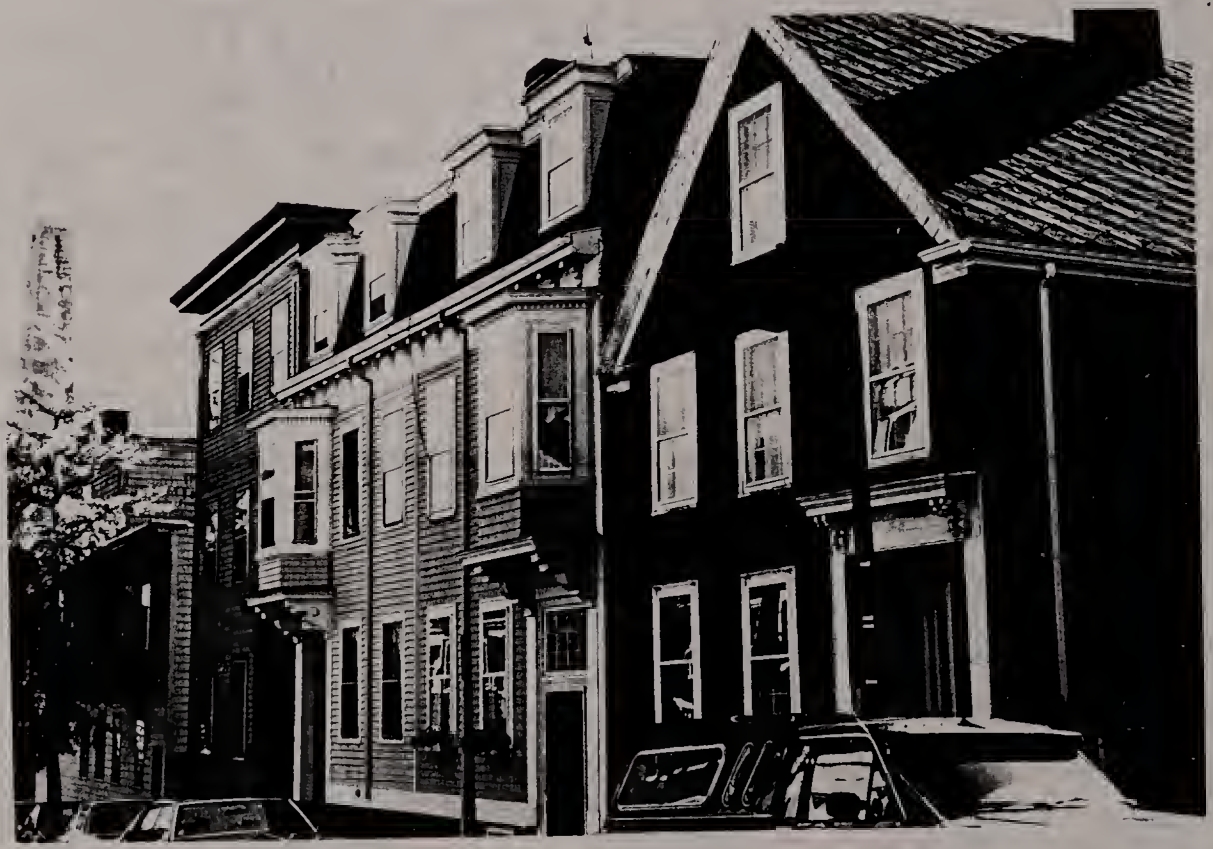
In terms of community developement, # 34 and 40 Bartlett st (over.

Staple to Inventory form at bottom

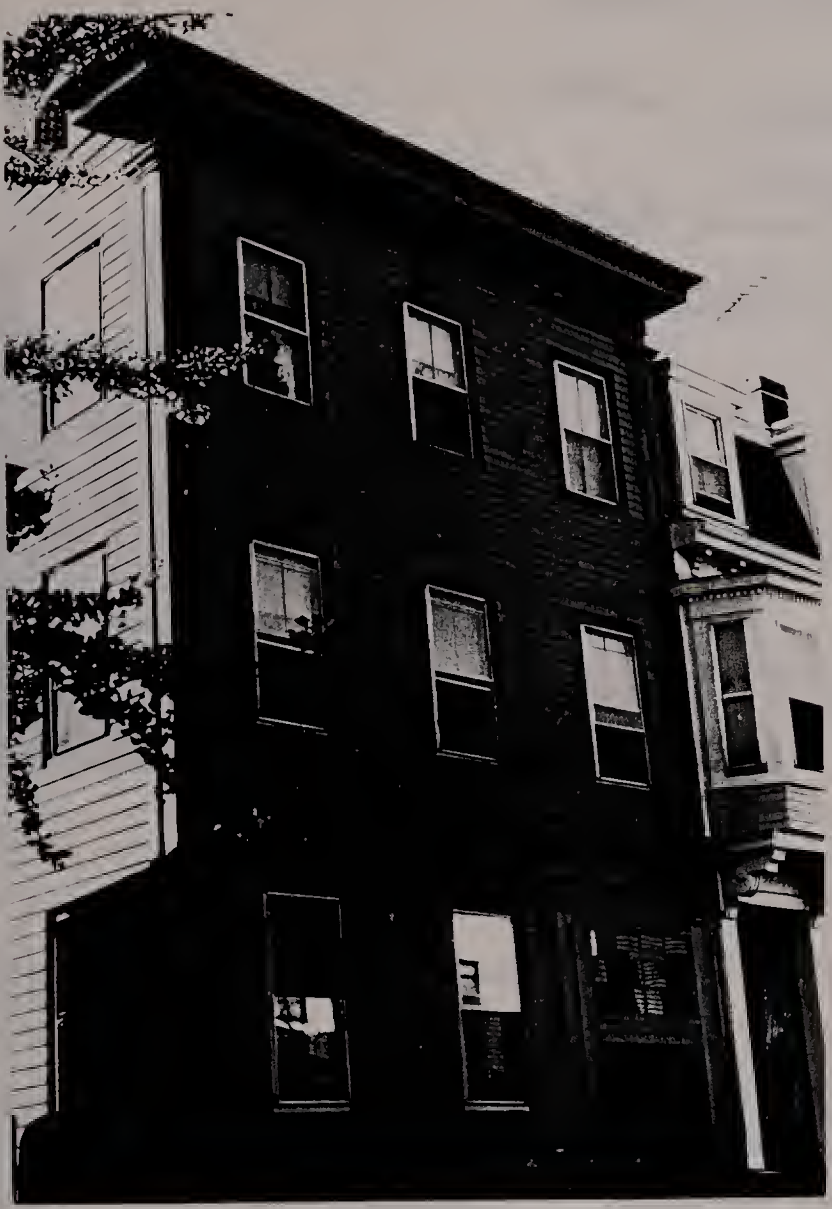
are survivors from the late 1840's /50's building boom - house construction activity transformed the once barren pastures of the northeast slopes of Bunker Hill and Breeds Hill. This building boom was precipitated in part by immigration pressures (particularly Irish) within the Boston area and more specifically, in Charlestown, with the expansion of the Charlestown Navy Yard and local industries.

#36/38 Bartlett st is a product of post civil war Charlestown prosperity - The period bracketed by the close of the Civil War and the Panic or Depression of 1873.

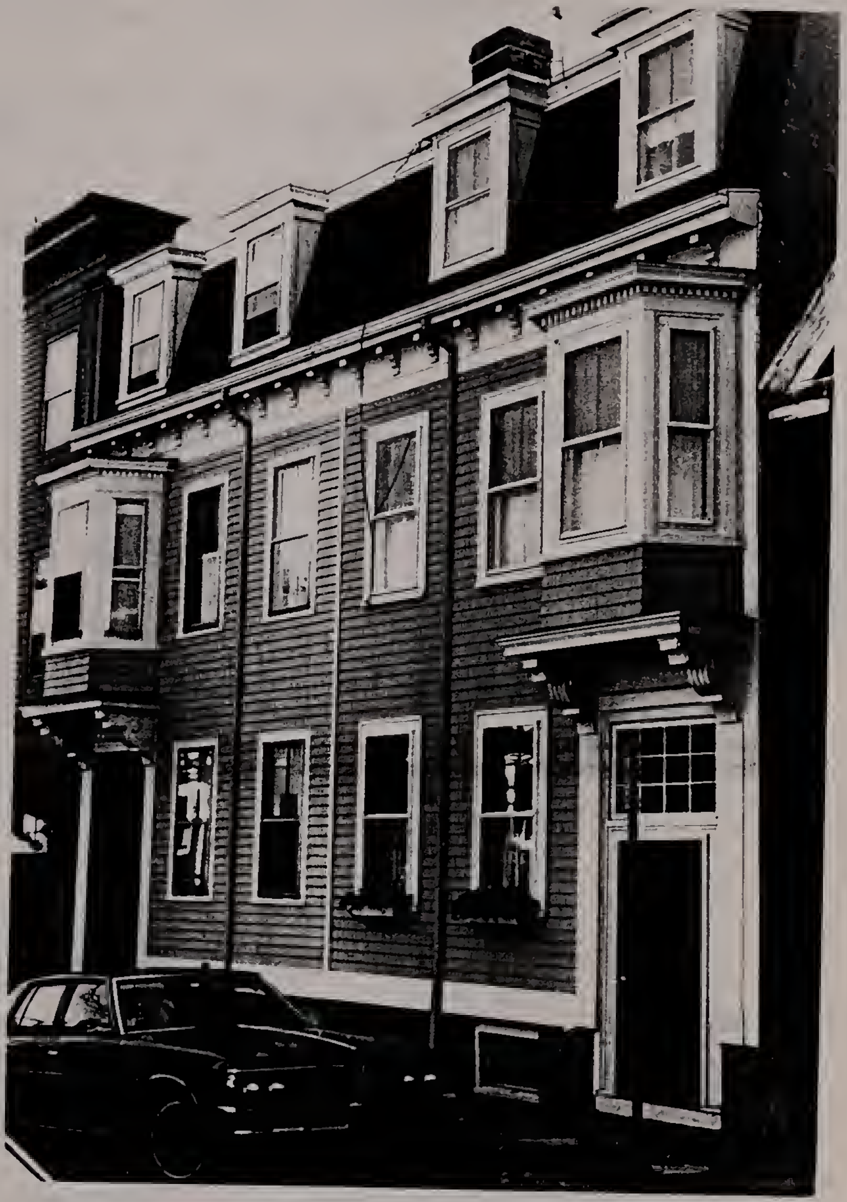
Note: Mathew Rice, (of #38) was appointed master builder of the Charlestown Bridge ca. 1854 and served in the City Council of Charlestown and was on the board of assessors. -all toll he was employed in Public Works for 50 years He died December 2, 1888 age 86. - See Charlestown Enterprise/ Charlestown News Dec. 8, 1888 p. 1 for a detailed look at Mathew Rice's Career.

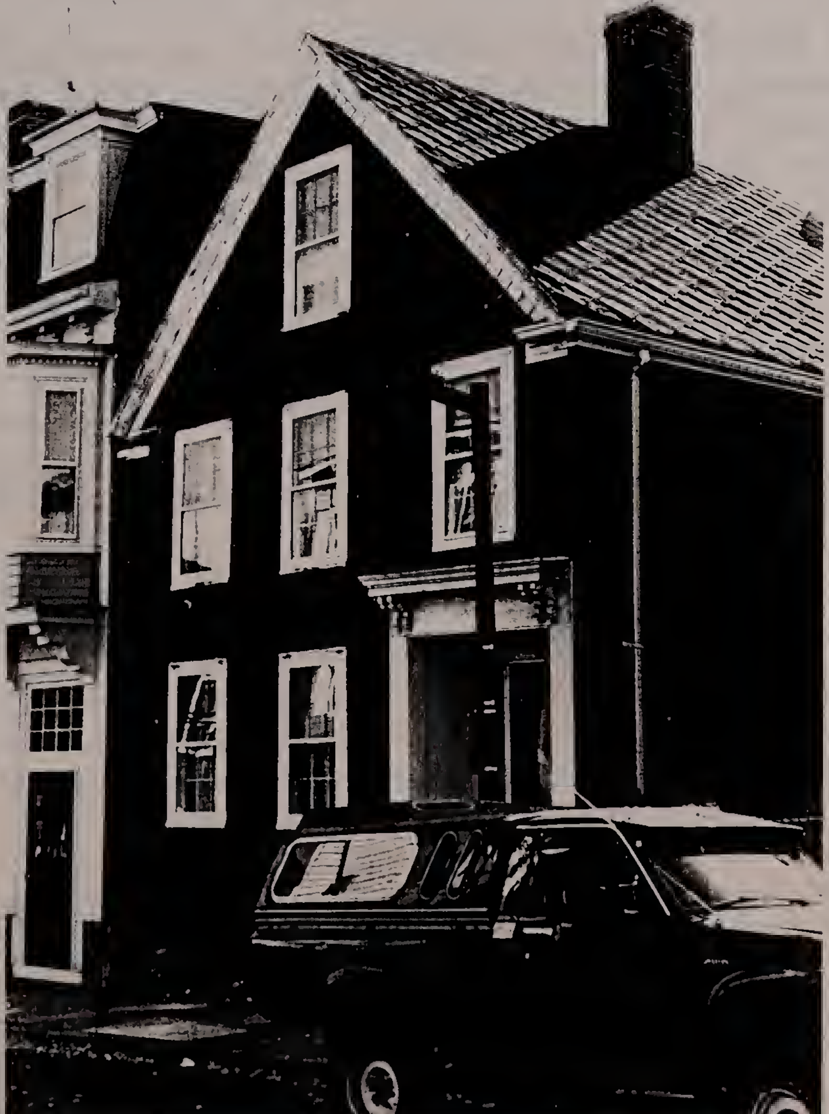


#34 Bartlett st



#'s 36/38 Bartlett st.





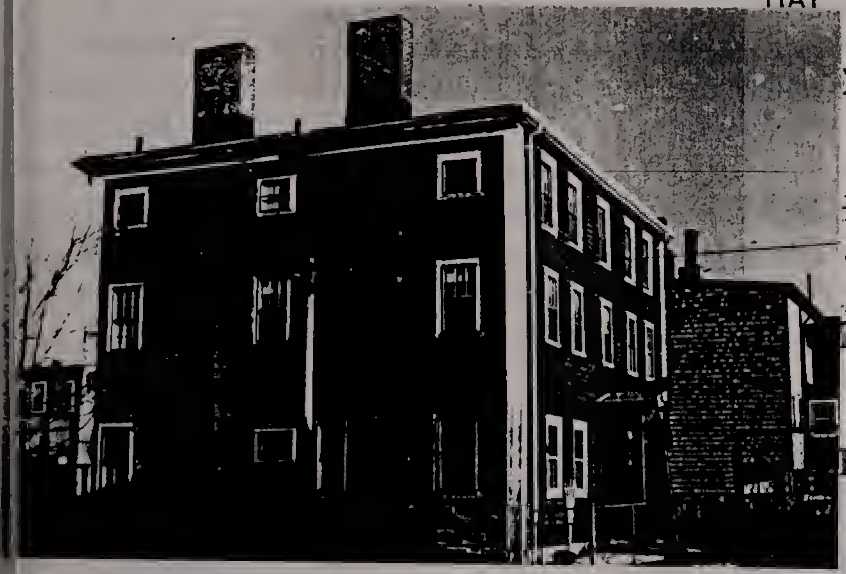
#40 Bartlett st.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 57 Bartlett St COR. School St

NAME
present original

MAP No. 29N-12E SUB AREA Salem Hill, Elm-Walker Sts



1804
source

HITECT
ert Miller - housewright source
j. Wait - brickmaker
LDER Oliver Holden (?) carpenter
source

ER Robert Miller/Benj. Wait
original present

PHOTOGRAPHS C-town - 2-2/4,5,6.86

TYPE ([✓ residential])([✓ single]) double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola --- dormers ---

MATERIALS ([✓ Frame]) clapboards shingles stucco asphalt asbestos alum/vinyl
([✓ Other])([✓ brick]) stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, 3-story Federal style house w/brick side walls and main/rear facades clad w/aluminum siding (orig. clapboards). Distinctive square boxy form w/narrow corner boards. Highly symmetrical (5-bay, center entrance) main facade w/simply enfr., standard size windows w/small square windows on 3rd level of side walls (2 bay east walls, 3-bay west walls-some changes to femertration on 1st floor, School St wall. Windows contain 6/6 wood sash. Pairs of chimneys project from centers of side walls.

EXTERIOR ALTERATION minor moderate ([✓ drastic] synthetic siding-main/rear walls, later porch add on front)

CONDITION ([✓ good]) fair poor ____ LOT AREA 4966 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on high ground (Salem Hill) in center of ample corner lot.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #57 Bartlett St is significant as an important Charlestown example of a Federal style residence. Built c. 1804, this house is characterized by a distinctive, boxy, unmistakably Federal form, complete w/highly symmetrical main facade (synthetic siding applied in manner suggestive of "real" clapboards) and brick side walls w/small square windows. This house is enclosed by a flat roof. Charlestown, with the exception of Beacon Hill, possesses the greatest number of Federal period buildings in Boston and outranks even Beacon Hill in the number of detached Federal Style houses still extant. More specifically, this house is part

Bibliography - Maps: 1818, 1833, 1835, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Boston Directories: 1789-1821
Middlesex Deeds: 165:138, 231:84, 246:419, 251:406 / Old Charlestown by Timothy T. Sawyer-1902

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

of Charlestown's Salem Hill's collection of relatively substantial 1790's and early 1800's Federal style houses. In a Middlesex Co. deed signed Feb. 25, 1804 (165:138), Oliver Holden, Charlestown merchant, sold #57's lot (actually two contiguous lots) to Robert Miller, "of Boston, housewright" and Benjamen Wait, Charlestown brick maker for $850.00. During the late 18th-early 19th centuries, Oliver Holden was extremely active in Charlestown real estate speculation.-He assembled a large tract of land roughly bounded by Elm, High, Sullivan and Bunker Hill Sts. Born in Pepperell, MA, Sept, 18, 1765, Holden came to Charlestown in 1788 and worked as a carpenter/joiner/merchant/real estate speculator. His mansion was located on Pearl St on the site of the present Oliver Holden School. Holden may have played a role in #57's construction-perhaps constructing its stairs, flooring, etc. In any event, 57 Bartlett St almost certainly represents the work of Boston housewright Robert Miller. He was active in Boston building trades from c. 1780's (or earlier) until 1821. He is listed in Boston's first directory (1789). During the early 1800's he worked as a carpenter on Prince St, Boston. By 1810, his work was based on Mill Pond St, Boston and he lived at 19 Prince St. In 1820 he lived on North Square and is listed as a housewright for the last time in 1821 (house-Fleet St). Benjamin Wait, early co-owner (and eventually sole owner) of #57 is less easy to trace.-The First Charlestown Directories were not published until 1834. The Holden-Miller/Wait transaction refers to "two lots situated on a hill a few rods easterly of the Baptist Meeting house" (79 Pearl St, site of the Salem Apts). Bartlett and School (Alfred) Sts are described as "new streets". By Aug. 17, 1818, David Wait, brickmaker, acting as

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

administrator of Benjamin Wait's estate sold #57 to a Jesse Hall. During the late 1810's-early 1820's, Hall sold #57 back to David Wait, who, in turn sold it to Abner Toy, Braintree stonecutter for $2,500.00 on Feb. 11, 1823 (246:419). The Wait-Toy deed mentions "the lot of land w/a large e-story dwelling house thereon located on Salem Hill." Toy in turn, quickly sold #57 to John McFisk, "attorney at law" on 3/20/1823 (247:371). Fisk sold it to Enoch Cook, "Morrocco leather manufacturer" on June 19, 1823. It is unclear if Cook actually lived here or owned it as an investment property. Enoch Cook was one of Charlestown's leadly early 19th c. Morrocco dressers. In addition, he was a wool dealer with a business near the entrance

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

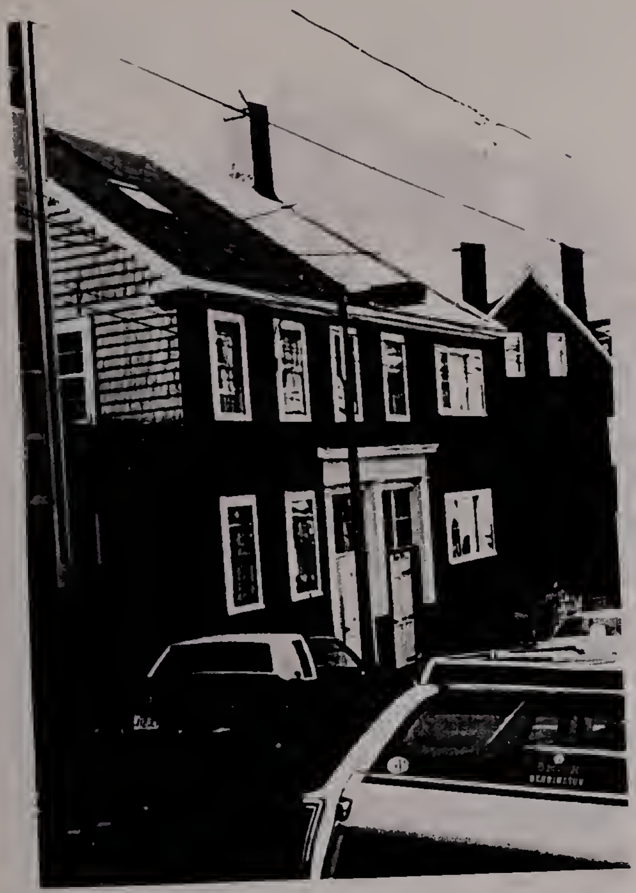
to Water St, Charlestown. His store featured a carved sign in the shape of a ram, complete with real horns. Eliza Jones, a cook heir, owned this house until the early 1840's. Owners duringthe years 1842-43 included a Gilbert Collamore and Wm. J. Farnsworth, hair cutter. The latter sold it to John B. Caldwell, painter (also builder) on Sept. 4, 1844 (448:251). Caldwell paid Farnsworth $3,000.00 for this house. Caldwell died c. 1847/48 (see Middlesex Probate record dated 1848 28704). His probate records refer to 57 Bartlett St as "1 wooden house and land, corner Bartlett and School Sts, (valued) at $4,400.00. Caldwell also owned 3 wooden bldgs. on the South side of Medford St, at Pearl, No. 2 Pearl St Place

Continued

57 Bartlett St

(see BLC Form), 2 wooden houses at Payson Pl, and Elm St, 1 wooden house on the west side of Pleasant St at No. 16.-In addition, he owned part of 16 Cordio St and 1 shop on Jones St. The total value of Caldwell's real estate was $17,700.00 and his personal estate totaled $827.90 (including 1 Buggy, 1 sleigh, 1 Harness bells and Buffalo Robe). #57 Bartlett St was held under a guardianship for two minor children, Susan A. Fisher and Susan M. Athertin by Barnard Fisher. Fisher and Atherton, Caldwell's heirs, became full owners of #57 in 1866. Susan A. Fisher owned this house until at least the early 1900's. Late 19th c. atlases indicate that an ell was attached to the side of the house closest to Elm St. In addition an L shaped wooden shed/stable was located to the rear of this house.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 90, 92 Bartlett St COR. near Sullivan St

NAME ____________ present ____________ original

MAP No. 29N-12E SUB AREA Salem Hill;Elm St-Walker St

DATE c. 1848/49 source Middlesex Deeds, Charlestown/Boston Directories

ARCHITECT ____________ source

BUILDER Isaac Whittier source

OWNER Isaac Whittier original ____________ present

PHOTOGRAPHS C-town - 12-1/1·86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus attic

OOF gable cupola --- dormers ---

MATERIALS [✓ Frame] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION Double wood frame Greek Revival houses w/highly symmetrical 6-bay main acades w/paired entrances which feature Greek Revival Doric pilasters and heavy entablature w/ ornice. Large, multi-pane transoms appear over the front doors. Picture windows represent odern addition to #92 on the 1st and 2nd fls. Windows are simply enframed. Still intact e cornice boards. House enclosed by broad gable roof w/return eaves.

EXTERIOR ALTERATION minor moderate drastic picture windows added to #92

CONDITION [✓ good] fair poor ____________ LOT AREA 90=1305 92=1090 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Sullivan/High/Bartlett St's collection of c. 1830's - 40's wood frame houses.

(Map)

SIGNIFICANCE (cont'd on reverse) #90, 92 Bartlett St is a good example of a c. late 1840's double Greek Revival wood frame vernacular house. It retains integrity of form, if not fenertration. Still intact are its handsome Greek REvival entrance enframements. Bartlett St was set out at some point between c. 1800-1818 (it appears on the 1818 map of Charlestown).

Boston West India Goods dealers Andrew L. Chamberlain and Samuel Foster sold #92 and #94 Bartlet St's lots to Isaac Whittier, carpenter, on February 20, 1847 (see Middlesex 501:153). Whittier paid Chamberlain and Foster

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown, Boston Directories: 1840's-1860's
Middlesex Deeds: 501:153, 721:230, 181:298, 541:350

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural xx___
The Arts _____
Commerce _____
Communication _____
Community/ development xx___

Conservation _____
Education _____
Exploration/ settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/ invention _____
Social/ humanitarian _____
Transportation _____

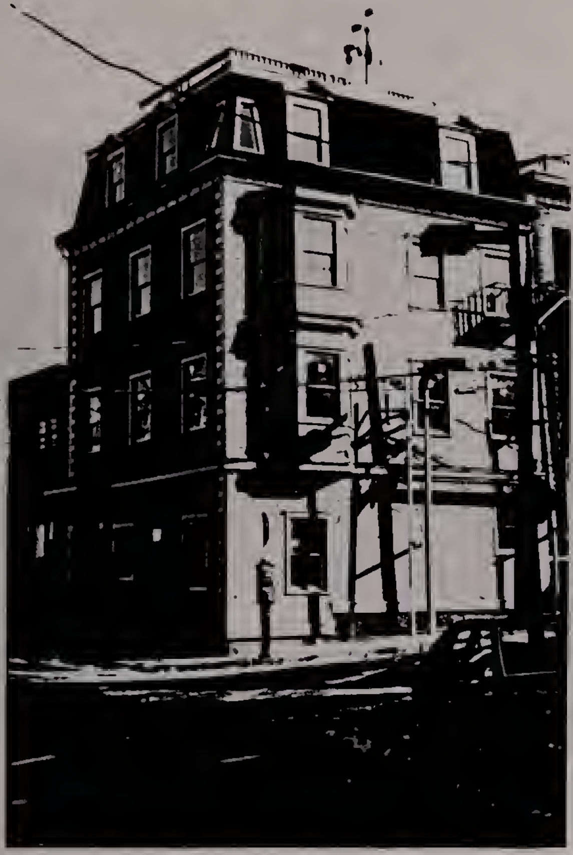
Significance (include explanation of themes checked above)

$500.00 for these lots. Evidently #92, 94 Bartlett St dates to c. 1848/1849 and presumably represents the work of Isaac Whittier. He was active in Charlestown building -rades from c. late 1840's-mid 1850's. He is listed in neither the Boston or Charlestown Directories of 1848. The 1850/51 Boston Directory notes that he worked as a carpenter at 12 Charlestown St and resided "at Charlestown". The 1852 Charlestown Directory lists his home address as 93 Bartlett St. Interestingly, Whittier's profession after 1856 is listed as organ builder. During the late 1850's, 1860's his address is listed as 702 Bunker Hill St. By 1870 he lived at 254 Bunker Hill St. He is listed as an organ builder at this address in 1874 but does not appear in the 1880 Boston Directory. During the mid 1850's Whittier sold #92 and 94 to JOhn Hopkins and Phineas Davis, respectively. Hopkins is variably listed as "wagon, Fanueil Hall Market (1856) and laborer (1860's and 1870's). In 1852 he lived at 14 North St (Salem St Ave). Hopkins owned #92 from c. 1855 until the mid 1870's. Hopkins' heirs owned #92 until at least the early 1900's. The thread of #94's early ownership is less clear. Evidently, Phineas Davis, Charlestown trader owned #94 during the mid-late 1850's. Later, owners included George E. Pearson, and Benjamin Lovell. From c. late 1860's until at least the early 1900's # 4 was the home of James Alden (listed in 1875 as clerk, 1 Union St, Boston). It is interesting to note that 1860's deeds associated with #94 Bartlett St mention that the owner had "the right that three windows on the westerly end of said house shall remain as they are now."

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 91 Bartlett St. COR. Sullivan St.

NAME ______ present ______ original

MAP No. 29N-12E SUB AREA Salem Hill-Walker-Elm Sts

DATE c. 1876 source

ARCHITECT ______ source

BUILDER ______ source

OWNER J. Thomas Baldwin original ______ present

PHOTOGRAPHS C-town - 6-2/6.86

TYPE [✓ (residential)] [✓ (single)] double row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 3 plus Mansard

ROOF Mansard cupola --- dormers 2 per main + side slopes

MATERIALS [✓ (Frame)] [✓ (rusticated) (clapboards)] shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] ~~brick~~ stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial 3-story plus Mansard wood frame Mansard house. Rusticated walls w/quoin's accenting corners. 3-bay main and 3-bay side facades, fully enframed w/cornice headed windows. Dentil and wood string course between floors 1 & 2. Oriel windows span floors 2-3 on side facade (near corner). Closely spaced brackets appear at corners. Mansard roof features pedimented dormers. Trapezoidal windows at the Mansard's corner and a roof deck are new additions to #91's roof.

EXTERIOR ALTERATION minor [✓ (moderate)] drastic roof deck, new windows

CONDITION [✓ (good)] fair poor Renovation-1985-86 LOT AREA 872 sq. feet

NOTEWORTHY SITE CHARACTERISTICS prominently sited on corner lot

(Map)

SIGNIFICANCE (cont'd on reverse) #91 Bartlett St apparently dates to c. 1876. Architecturally, it represents a relatively ambitious example of a wood frame Italianate/Mansard house and is a late addition to Sullivan St's collection c. 1835-early 1860's housing stock. Particularly noteworthy are its unusually formal rusticated walls and quoin-accented corners(for this section of Charlestown).

The 1875 atlas indicates that a school house was located on this lot. The present structure's form and surface treatments and all unmistakably representative of domestic rather than institutional

Bibliograpny - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Boston Directories: 1870's
Annual Report- Charlestown Free Schools- 1847

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural xx
The Arts _____
Commerce _____
Communication _____
Community/development xx

Conservation _____
Education _____
Exploration/settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/invention _____
Social/humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

architecture. For many years Primary School No. 21 was located on this prominent corner lot. The Annual Report of Charlestown's free schools (April, 1847) indicates the school house was built on this site c. 1845. This report notes that in 1847, "Primary School No. 21 on the corner of Sullivan and Bartlett Sts is now full and the population is increasing so rapidly in this section of the city in which the school house is located, that there is hardly a doubt of the upper room of this building being wanted before the close of the present. The expense of finishing it will not probably exceed $150.00" In any event, this school was apparently taken down c. 1875 and the present building was constructed shortly thereafter (judging by style). The 1885 atlas indicates that #91's owner in that year was J. Thomas Baldwin of Boston, agent for "Brown's Boston Brigade Band", 74 Washington, house 147 Warren Ave. Baldwin owned this house until at least the early 1900's.

Sullivan St was set out c. 1805 and was originally called Greaves or Graves St. It was named for Richard Sullivan Sr who purchased what is now Sullivan St and adjoining lots (Main st-Bunker Hill) c. 1805 from Oliver Holden. Sullivan was the 4th son of Massachusetts Governor, James Sullivan. The Sullivans were associated with the development of the Middlesex Canal via Janes Sullivan, also was the president of the Middlesex Canal Co, and Richard Sullivan Sr who was a co-partner in the Boston and Concord Boating Co. Richard Sullivan, born in Groton, Ma in 1779, was a lawyer, real estate speculator, and operated a large hotel/tavern at Sullivan Sq, Charlestown. Richard Sullivan Jr, commercial

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

merchant sold his father's land c. 1840-70's.

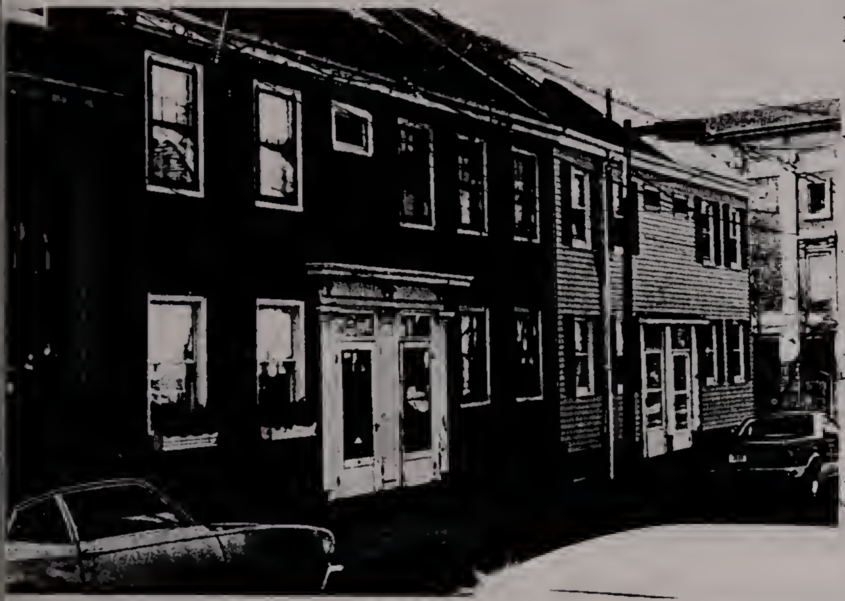
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No.____ Area Charlestown

ADDRESS 112/114 Bartlett St COR. near Walker St.

NAME ________________________
present   original

No. 29N-12E   SUB AREA Salem Hill: Elm-Walker Sts.



c. 1842   Middlesex Deeds
source

ITECT ________________________
source

DER Otis Clapp   deeds
source

R Phineas J. Stone
original   present

PHOTOGRAPHS C-Town- 12 · 1/2 86

TYPE [✓ (residential)] single [✓ (double)] row 2-fam. 3-deck ten apt.
(non-residential) ________________________

NO. OF STORIES (1st to cornice) 2   plus basement, attic

OF gable,   cupola ---   dormers ---

MATERIALS [✓ (Frame)] clapboards [✓ (shingles)] stucco asphalt asbestos alum/vinyl
(Other) brick stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Double Greek Revival house, constructed of wood, 3-bay main facades exhibit paired entrances w/attractive enframents-the main facades exhibit paired entrances w/attractive enframements-the front doors are flanked by Doric pilasters and are surmounted by bracketed and cornice headed entablatures. Windows are simply enframed and contain 2/2 wood sash. At roof line is simple molded cornice which is continuous w/#116 and 118 Bartlett St.

EXTERIOR ALTERATION minor [✓ (moderate)] drastic modern shingle siding, small replacement window over #112's door

CONDITION [✓ (good)] fair poor ________ LOT AREA 112/114-2434 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ________________________

(Map)

SIGNIFICANCE (cont'd on reverse)

Built c. 1842, 112/114 Bartlett St. dates to the first phase of intensive house construction activity (1835-1850) in the area bounded by Elm St, Main St, Walker St, and Bunker Hill St. Architecturally, it represents a solid, modestly scaled double wood frame house with Greek Revival entrance enframements. This property has historical associations with Phineas J. Stone, Mayor of Charlestown during the Civil War. He was instrumental in raising and forming several companies for the defence of the Union during the

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds "Souvenir of Charlestown" 1843-1893 by the Bunker Hill Times
Old Charlestown - Timothy T. Sawyer-1902 pgs 315,493,196,265,277,458-59,479

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political xx

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Civil War. During his administration water was introduced from Mystic Pond, yielding an ample supply for both Charlestown and several surrounding towns. In addition, 112, 114 (as well as 116, 118) Bartlett St.) represents the work of prominent Charlestown carpenter/trader/ philantropist Otis Clapp (apparently this is Otis Clapp, Jr., son of the Otis Clapp who came to Charlestown c. 1805, operated Clapp's wharf and was described by T.T. Sawyer as "always a prosperous and prominent citizen of the town." In addition, Otis Sr. was one of the original members of the First Universalist Society. Otis Clapp Jr. was active in Charlestown building trades c. 1830-1850. From 1850 until his death on May 26, 1870, he was a trader. He bequeathed property valued at $6,000.00 to the old Ladies Home. In addition, he bequeathed to the city of Charlestown 800 volumes for the use of the library. In any event, Otis Clapp "housewright" sold #112/114's lots to Phineas J. Stone. Charlestown trader (Middlesex deeds 412:25) on April 4, 1842 presumably 112,114 were built in the spring/summer of 1842. It is not clear if Stone lived in either of these houses. In 1842, he is listed as "West India Goods, 100 Main St., house 37 High St." Phineas Jones Stone was the eldest son of Col. Phineas and Hannah (Jones) Stone. He was born in Weare, N.H. May 23, 1810. He lived in N.H until 1824 when his family moved to Charlestown. He operated a W.I. Goods business from 1834-1851. He was slectman of Charlestown in 1839 and 1840. He held numerous other political posts including inspector of the Mass. state prison (1856-1859). He was mayor of Charlestown in 1862, 1863, 1864. He was U.S. Assessor, Sixth Mass. District from 1867 to 1873. He was one of the forces behind the North and South Channels of the Mystic River. In

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

addition, he was president of the Charlestown Savings Bank from 1854-1891 and was a director of the Charlestown Gas Co. and Mutual Protection Fire Insurance Co.

Phineas J. Stone sold 112/114 Bartlett St. to Arthur Mechan, carpenter, on Dec. 9, 1868 for $3,400.00 (1041:491). This deed notes that 112/114 comprise "two of a block of four dwellings". Mechan owned these houses until at least the early 1900's.

Note: For many years 116 and 118 Bartlett St were owned by Joshua Linnell and George W. Linnelly respectively. Joshua Linnell is listed as a carpenter from c. 1860-early 1900's. Joshua and George bought 116 and 118 Bartlett St. from Phineas J. Stone on Oct. 2, 1866

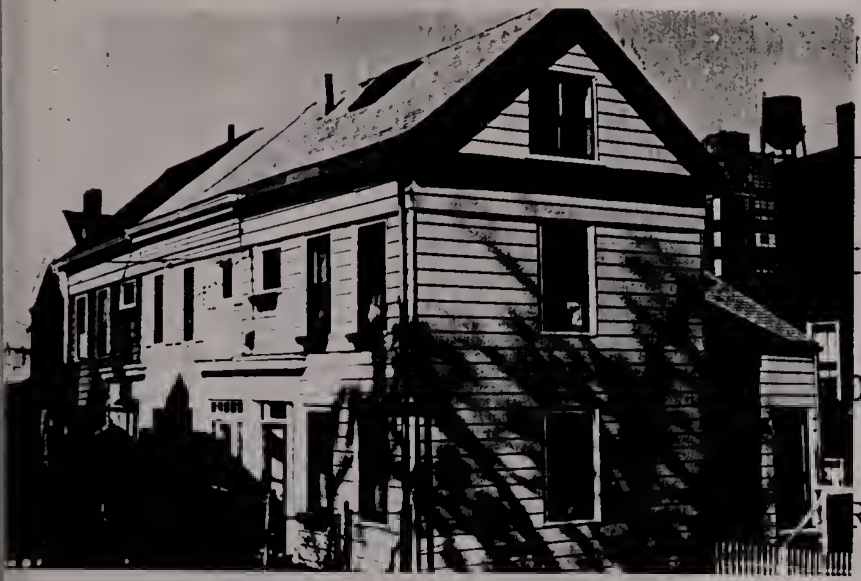
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

(Middlesex 981:6,7). George W. Linnell was a painter and lived at 118 until at least the mid 1880's. By 1901, a Joseph E. Ingalls owned #118 Bartlett St.

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS #1-3 Blaban Pl.   COR. off Pearl St.

NAME ____________ present ____________ original



o. 29N-12E   SUB AREA Bunker Hill, North Slope: Elm, Short Sts.

1845-1851   Middlesex Deeds source

TECT ____________ source

DER Nathaniel Blaban - Deeds source
(w/ Charles Pierce?)

R Nathaniel Blaban original ____________ present

PHOTOGRAPHS C-town-7.2/4.86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________

NO. OF STORIES (1st to cornice) 2 plus basement?, attic

ROOF pedimented gable   cupola ---   dormers ---

MATERIALS [✓ Frame] clapboards shingles stucco asphalt asbestos [✓ alum/vinyl]
(Other) brick stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION Row of 3 wood frame Greek Revival row houses, side hall plans, 3-bay main facades. Entrances flanked by sidelights, pilarters and surmounted by heavy entablatures and deep connices. Small square windows above entrance may be original size. Fascia and sideboards appear beneath eaves. 1-bay end wall gable faces street. House crowned by pedimented attic.

EXTERIOR ALTERATION minor [✓ moderate] drastic modern siding

CONDITION [✓ good] fair poor ____________ LOT AREA 1=754.2=735 3=875 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Northern most of trio of picturesque cul de sacs off Pearl St.

(Map)

SIGNIFICANCE (cont'd on reverse) Blaban Place was developed with extremely modest workers cottages c.1845-1851. It is the northerly most of a trio of cul de sacs located off the westerly side of Pearl St, near Medford St. Architecturally, these wood-frame houses exhibit elements of the Greek Revival style. This rows' lots appear as lot #11 on a "Plan of Building Lots Surveyed by George Parker, June 1844." On April 21, 1845, Nathaniel Blaban (various spellings including Blavan and Blaban) of Wells, Maine paid Charles Pierce, Mason, $906.00 for this rows' lots. Presumably Blaban and possibly Pierce were responsible for this enclaver's construction. Charles Pierce

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1883, 1897, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: 831:200, 951:240, 731:239, 901:191, 661:167

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	xx	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	xx				

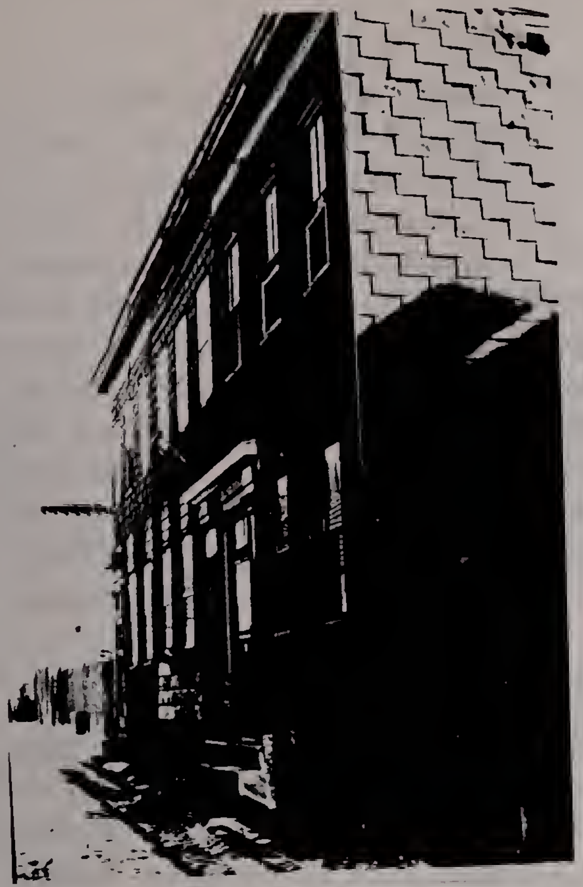
Significance (include explanation of themes checked above)

was a mason, active in Charlestown, building trader, for only a brief period--c. 1844-1850. He is listed as a mason living on Bunker Hill in 1845 and as a cooper at the Charlestown Navy Yard, house 2 Salem Hill in 1848. He is not listed, in 1850's directories. Nathaniel Blaban came to Charlestown from Wells, Maine in 1845 and practiced carpentry until c. 1865. In 1848 he is listed as a carpenter at Pearl near Medford St. By 1852 he occupied 3 Blaban Pl.--residing at 137 Bunker Hill St. In 1864 he lived at 14 Everett St. His name does not appear in the 1866 Charlestown Directory. Blaban sold #1's lot "with the buildings thereon" to Ebenezer Bryant, laborer, for $1,040.00 on 3 May 1851 [Middlesex 571:4]. Bryant, in turn, sold #1 to Henry Krueder"brass finisher" on October 22, 1853 for $1,100.00 [661:167]. Eleven years later, Krueder sold #1 to Jeremiah Higgins, laborer, for $1,200.00 [901:191,3/31/1864]. Jeremiah Higgins' heirs owned #1 until at least the early 1900's. #2 Blaban St was purchased from Nathan Blaban on Nov. 17, 1856 by William H. Durrell, police officer, Burrell owned this property until at least the mid 1870's. By 1901, #2 was owned by a Hannah Martin. #3 Blaban Pl was owned by Nath. Blaban until the early 1870's. Later owners included H.N. Clark trunk maker (1870's) and John A. Barnes (1880's--early 1900's). Prior to the 1840's, there were no side streets between Bunker Hill St and Medford St west of Elm St--this area was characterized by Upland pasture lands. Pearl St was set out during the mid 1840's--Blaban St was developed c. 1845-50. It is part of a trio of cul de sacs off the western side of Pearl St which includes Pearl St. Pl. and Coral Pl. The existence of these cul de sac at so early a date indicates that this area's initial development was highly intensive, making the most of available space.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown



ADDRESS 4,6,8 and 3-15 Bolton Place COR. off High St, near Franklin St

NAME ___ present ___ original

MAP No. 29N-12E SUB AREA Salem Hill:Elm St-Walker St

DATE 1861-1862 Middlesex Deeds source

ARCHITECT ___ source

BUILDER David B. Weston and Rufus Mason deeds source

OWNER Weston and Mason/R. Sullivan, Jr. original present

PHOTOGRAPHS C-town - 6-2/2,3.86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ___

NO. OF STORIES (1st to cornice) 2 plus basement

ROOF flat cupola ---- dormers ---

MATERIALS [✓ (Frame)] clapboards [✓ wood shingles] stucco [✓ asphalt] asbestos [✓ alum/vinyl]
(Other) brick stone ___ concrete iron/steel/alum.

BRIEF DESCRIPTION Two identical rows of wood frame Greek Revival Italianate houses on opposite sides of cul de sac. Altered in terms of fabric-basic Italianate form and Greek Rev. elements (e.g. entrance enframements-pilasters and entablature) intact. Each house consists of brick basement, side hall plan, 3-bay main facade, GR-Rev. entr. enfr., simply enfr. windows with 1/1, 2/2 wood sash. Continuous fascia boards, deep cornice.

EXTERIOR ALTERATION minor [✓ moderate drastic] modern siding, some fenertration altered (e.g. #3)

CONDITION good [✓ fair] poor ___ LOT AREA 4=607, 3=623 sq. feet
6=669, 5=649, 8=725, 7=676, 9=706, 11=738, 15=767

NOTEWORTHY SITE CHARACTERISTICS Narrow cul de sac w/some mid 19th c. paving e.g. brick sidewalks, granite curb stones, cobblestones in street.

(Map)

SIGNIFICANCE (cont'd on reverse) Although the fabric of Bolton Place's wood frame Italianate row houses has been considerably altered, and numbers 10-16 are no longer extinct, Bolton Place still manages to convey a distinctive mid 19th c. character via thescale, forms and elements of its houses. Architecturally, these houses are of interest as examples of a type of modest Italianate speculative housing which was built along Charlestown streets and cul de sacs during the late 1850's-early 1860's. These houses represent the work of prolific Charlestown "painters and glazers" (and builders) David B. Weston and Rufus Mason.

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Middlesex Deeds: 851:501, 1021:512
The old Middlesex Canal by M.S. Clarke-1974

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	xx	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	xx				

Significance (include explanation of themes checked above)

Maps dating from the first half of the 19th c. indicate that Bolton Pl represents the mid section of a thoroughfare called Bolton St which was to have incorporated what is now Franklin St and continues all the way through to Russell St.-Bolton St existed only on paper-appearing on the 1818 map as part of a system of streets between Elm and Walker Sts developed largely by Oliver Holden and Richard Sullivan Sr. during the early 1800's. The lots adjoining Bolton Pl remained as part of Richard Sullivan Sr and Richard Sullivan Jr's real estate empire until the early 1860's. Plans of Bolton St and adjacent lots were drawn up by Thomas Doane and John Doane (see 7,9 Pearl St) in January and May 1861. Evidently, the ownership of these lots passed back and forth between Sullivan and Weston/Mason in 1861/1862-with buildings definitely mentioned on these lots in a deed dated June 2, 1862 (Middlesex 871:132). Apparently Sullivan owned some of these lots as late as 1868 (see Middlesex 1021:512). In any event, David B. Mason and Rufus Mason, clearly built these houses. Weston and Mason worked separately as "painters" in Charlestown beginning c. 1842, formed a partnership as "painters and glaziers (and builders) c. 1850 and dissolved their business c. 1863 so that Weston could do good work as visitor in the overseers of the poor in Boston. Mason worked in partnership with his own son George B. Mason (as builders) until the early 1870's. Weston and Mason are well represented within the survey area with examples of their work at: 19-35 Russell St (Italianate wood fr. row, 1857), 2,4 Mason St (double Italianate/G.R. Rev. houses w/entrance enframements similar to Bolton Pl houses) and the Italianate wood frame row at 7-19 wall St as well as numerous, generally modest dwellings. In any event, the Sullivan/Weston and Mason deed of July 1, 1861 (851:501) carried following restriction "no buildings erected or to be erected upon the

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

premises shall within 10 years of the date be occupied by Irish or colored persons or tenants." It is difficult to determine the identities of Bolton Place's early inhabitants-apparently Sullivan/WEston/Mason rented houses until c. late 1860's-William Ramsdell of #11 Bolton Pl purchased this property on April 28, 1868 from Richard Sullivan of Boston for $750.00. In 1875 Bolton Place owners included: Miss Charity E. Willey-#3, a George A. Hensley-#5, Abbey C. Tenners-#7 and 9, Wm. D. Ramsdell, "turn key state prison-#11, and Harriet Smith, an employee of the state prison-#13 (currently #15). Owners of #4-16 Bolton Pl. in 1875 included A.M. Eastman, instructor, state prison-#4, Cynthia Davis, widow owned #6 as an investment property-

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

she lived at 17 Baldwin St. Stephen Fleck, clerk, owned #8. The owners of 8-16 included Mary A. Walker, Fred Hayden, E.R. Robinson and John F. Simonds, book binder, 21 Cornhill, Boston. Owners in 1901 included E.E. Murch at #3, Joseph F. Sullivan, propertyman, Boston Theatre at #5, F.S. Mason (real estate and insurance) owned but did not occupy #7, H.D. Johnson owne

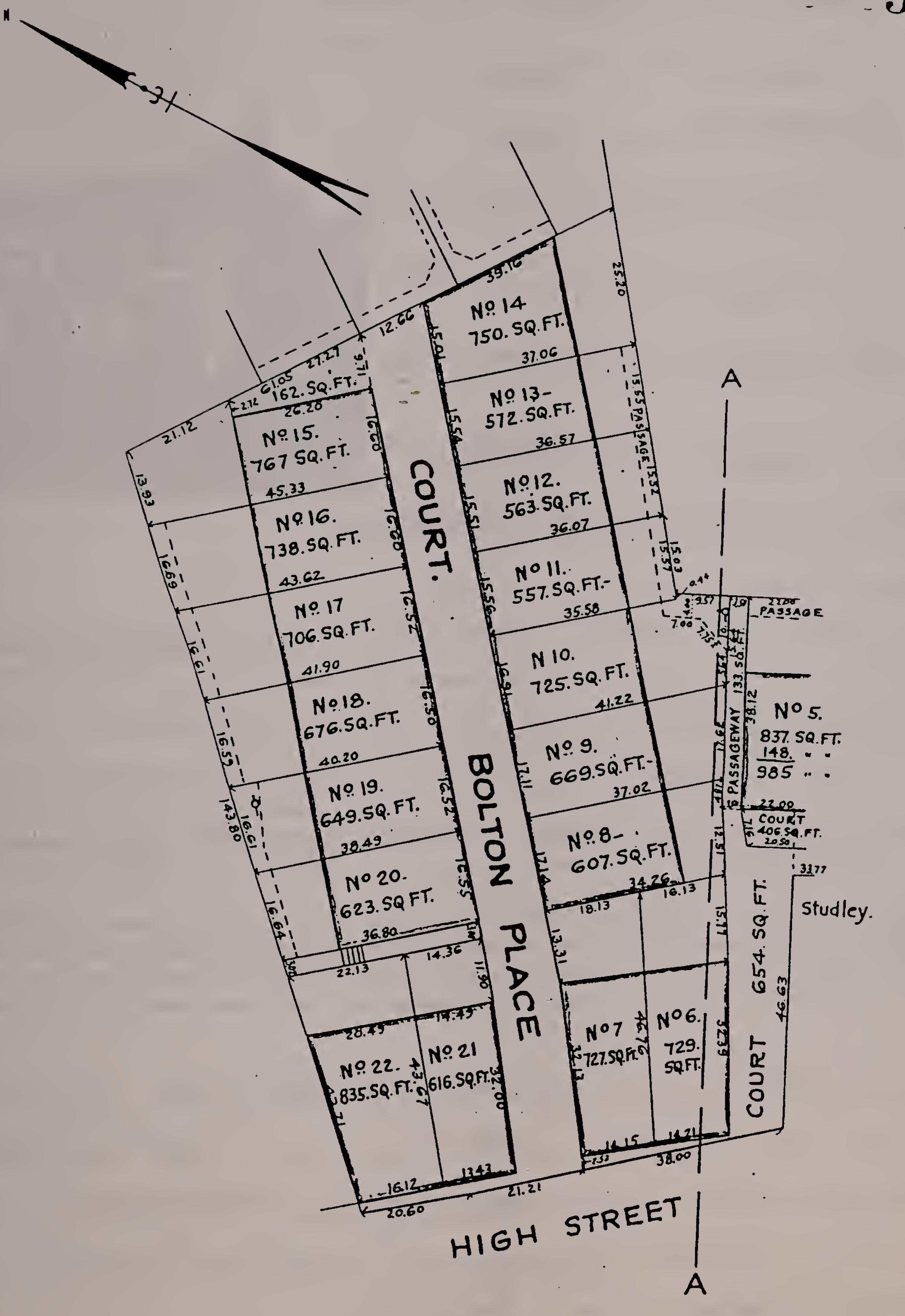
Continued
Bolton Place

#9, Wm. Ramsdell heirs owned #11 and L.W. Mumler owned #13, Owners of 4-16 Bolton Pl in 1901 cluded H.D. Johnson-#4, Hrs. of Annie Fleck-#6, Mary Tuxbury-#8, Benj. N. Towle #10, Fred A. Hayden-#12, D.L. Towle-#14 and Darius R. Stockwell, watchmaker at #16.

Bolton Place and adjacent lots had been part of Richard Sullivan, Sr and Richard Sullivan Jr's extensive land holdings. The Sullivans became involved with Charlestown real estate speculation via Richard Sr's father's involvement with the Middlesex Canal.-James Sullivan was Governor of Mass (1807) and President of the Middlesex Canal.-This canal linked the Merrimack River area w/Charlestown/Boston.-It was completed in 1803. Richard Sullivan Sr bought several large tracts of land in the Sullivan St area c. 1805 from Oliver Holden. Richard Sr owned considerable land holdings at Charlestown Neck and operated a tavern at what is now Sullivan St by 1818. Richard Sullivan Jr. sold off his father's land holdings during the 1840's-70's. Richard Jr was a Boston based commercial merchant and lived on Mt. Vernon St, Beacon Hill.

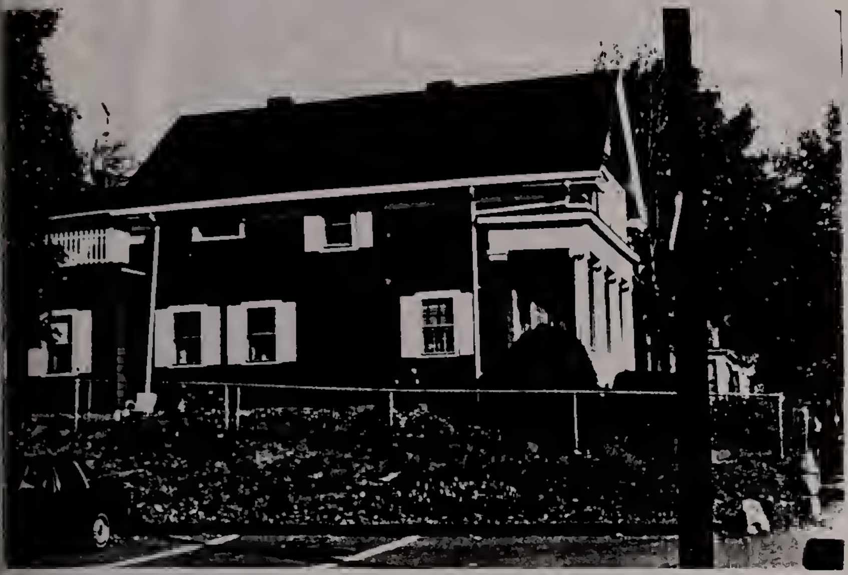
belonging to [illegible] Jan 26 1861 + May [illegible] 1861

5


N
COURT.
BOLTON PLACE
HIGH STREET
Studley.
A
A
PASSAGE
PASSAGEWAY
COURT 406 SQ. FT.
COURT 654. SQ. FT.
162. SQ. FT.
Nº 5. 837. SQ. FT. 148. 985
Nº 6. 729. SQ. FT.
Nº 7 727. SQ. FT.
Nº 8. 607. SQ. FT.
Nº 9. 669. SQ. FT.
N 10. 725. SQ. FT.
Nº 11. 557. SQ. FT.
Nº 12. 563. SQ. FT.
Nº 13. 572. SQ. FT.
Nº 14 750. SQ. FT.
Nº 15. 767 SQ. FT.
Nº 16. 738. SQ. FT.
Nº 17 706. SQ. FT.
Nº 18. 676. SQ. FT.
Nº 19. 649. SQ. FT.
Nº 20. 623. SQ. FT.
Nº 21 616. SQ. FT.
Nº 22. 835. SQ. FT.

Plan Book10 Plan 5

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown



ADDRESS 4 Brighton St COR. Cambridge St

NAME ______
present original

No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Sq.

c. 1846-47
source

ITECT ______
source

DER James Ritchie - attributed (see form on 28 Brighton St)
source

ER Israel Pruden
original present

PHOTOGRAPHS C-town 4-3/3,4,5-85, 8-6/4

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable roof w/return eaves cupola --- dormers ---

MATERIALS [✓ Frame] clapboards (wood) [✓ shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Temple form, side hall plan Greek Revival house. Main facade dominated by Ionic columned porch and pedimented attic. Three-bay main facade with attractive c. 1880's Queen Anne double doors with stain glass windows and heavy Greek Revival enframements. Windows exhibit 6/6 wood sash and are simply enframed. The attic exhibits an arched window.

EXTERIOR ALTERATION minor [✓ moderate] drastic modern bay window added to 1st fl.

CONDITION [✓ good] fair poor ______ LOT AREA 6300 sq. feet

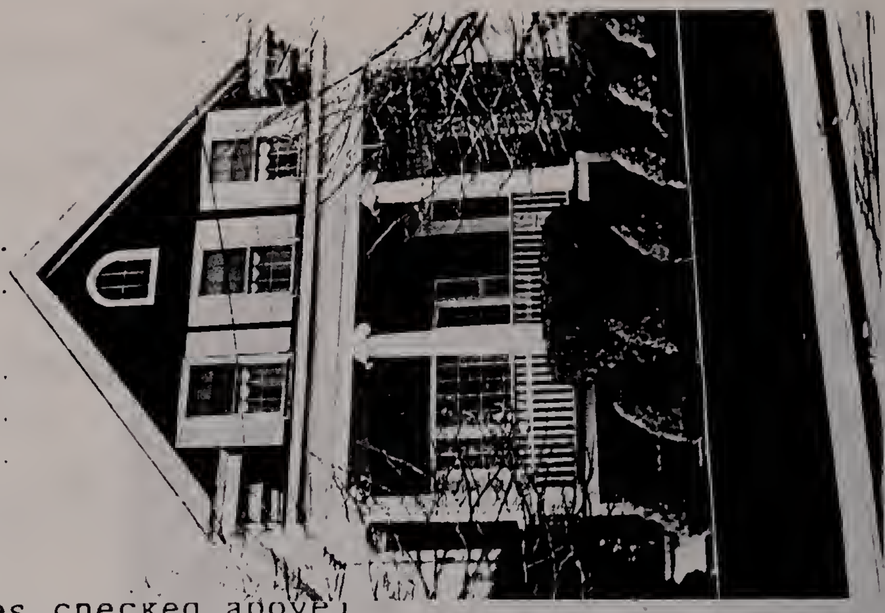
NOTEWORTHY SITE CHARACTERISTICS Situated on ample, tree shaded lot. Several impressive gateways to collection of mid 19th c. frame nernacular dwellings.

(Map)

SIGNIFICANCE (cont'd on reverse) Architectually, #4 Brighton St is a relatively rare Charlestown example of a Greek Revival wood-frame house with a fluted Ionic columned porch. Together with the Ionic columned house at the opposite end of Brighton St (#28), these houses bracket a (mostly altered) collection of wood frame vernacular mid 19th c. house. In addition to its porch, this house possesses handsome Greek Revival entrance enframements and late 19th c. double doors with colorful stain glass. This house was built c. 1846-1947. A middlesex county deed dated April 24, 1848 (521:401)

Bibliography --Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories--1834-1874
Middlesex Deeds

Moved; date if known_______________



Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural _____
The Arts _____
Commerce _____
Communication _____
Community/development _____

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

indicates that this house was already standing when Israel R. Pruden purchased this property from Richard Sullivan, Esq. and Richard Sullivan, Jr. Pruden paid the Sullivans $2,300.00 for this lot and "the buildings thereon". Pruden built the Italianate house next door at #6 Brighton St. c. 1848.

Israel R. Pruden is listed in Charlestown Directories during the 1840's and 50's as a fish dealer in Boston. In 1845 he lived on Russell St in Charleston. He is first listed on Brighton St in 1848 (or, rather, Cambridge Rd, near Main Railroad). Pruden sold this house to Salmon Whitney of Boston on July 27, 1860 (see Middlesex Deed 831:522, also plan of Richard Sullivan et al's land by Alexander Wadsworth, lot #84, August 19, 1844). During the 1860's, Salmon Whitney was a fish dealer at 38 Long Wharf, Boston, house 21 Causeway St. He paid Pruden $3,000.00 for this property. The Pruden-Whitney deed mentions that the house was "now occupied by Horace Walker and Reuss (?). Horace Walker was a clerk at 13 Union St, Boston, and lived at 2 Brighton St c. 1859-60. Salmon Whitney owned this house until at least the mid 1870's. Later owners included Andrew C. Slater (1880's, 1890's) and Edmund B. Frye (early 1900's). Slater was a merchant at 560 Tremont St during the 1880's and 1890's. Edmund B. Frye was a physician on Blue Hill's Ave during the early 1900's.

This house dates to the earliest phase of the Brighton St/Parker St/Perkins Sts area's development--during the 1840's the Sullivans-Richard Sr and Richard Jr- began to sell their extensive land holdings at Charlestown Neck. Richard Sullivan Sr had purchased large in this area during the 1810's and 1820's. Richard Sullivan Sr, born June 17, 1779, was the

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

fourth son of Massachusetts Governor, James Sullivan. Evidently, it was through James Sullivan's position as president of the Middlesex Canal Co that Richard Sullivan Sr became involved in Charlestown real estate speculation. During the early 1800's Richard Sr was a prominent Boston-based lawyer. By 1818 he operated a large tavern adjacent to what is now Sullivan Square. Sullivan's tavern catered to the Middlesex Canal trade. Completed in 1803, the Middlesex Canal terminated just to the south east of Sullivan Square. By 1827 Richard Sullivan Sr was a co-partner in the Middlesex Canal Associated Boston and Concord Boating Co. After paying all expenses, Richard and his partner, William Sullivan realized $90,000.00

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

in 18 years. Richard Sullivan Jr was a Boston based commercial merchant. He lived on Mt. Vernon St, Beacon Hill. The Sullivans sold their extensive Charlestown land holdings from c. 1840's-1870's. Note: This house may represent the work of Boston builder James Ritchie, Middlesex deeds indicate that he was responsible for #28 Brighton St (completed in 1847). Ritchie was active in Boston building trades fron c. 1835 until his death in East Boston, in 1884. In 1840 he worked as a housewright on Haverhill St, Boston. At that time he lived at 10 Salem St. He is listed at 10 Salem St in 1850. From 1860-1884 he lived on Webster St, East Boston.

Continued

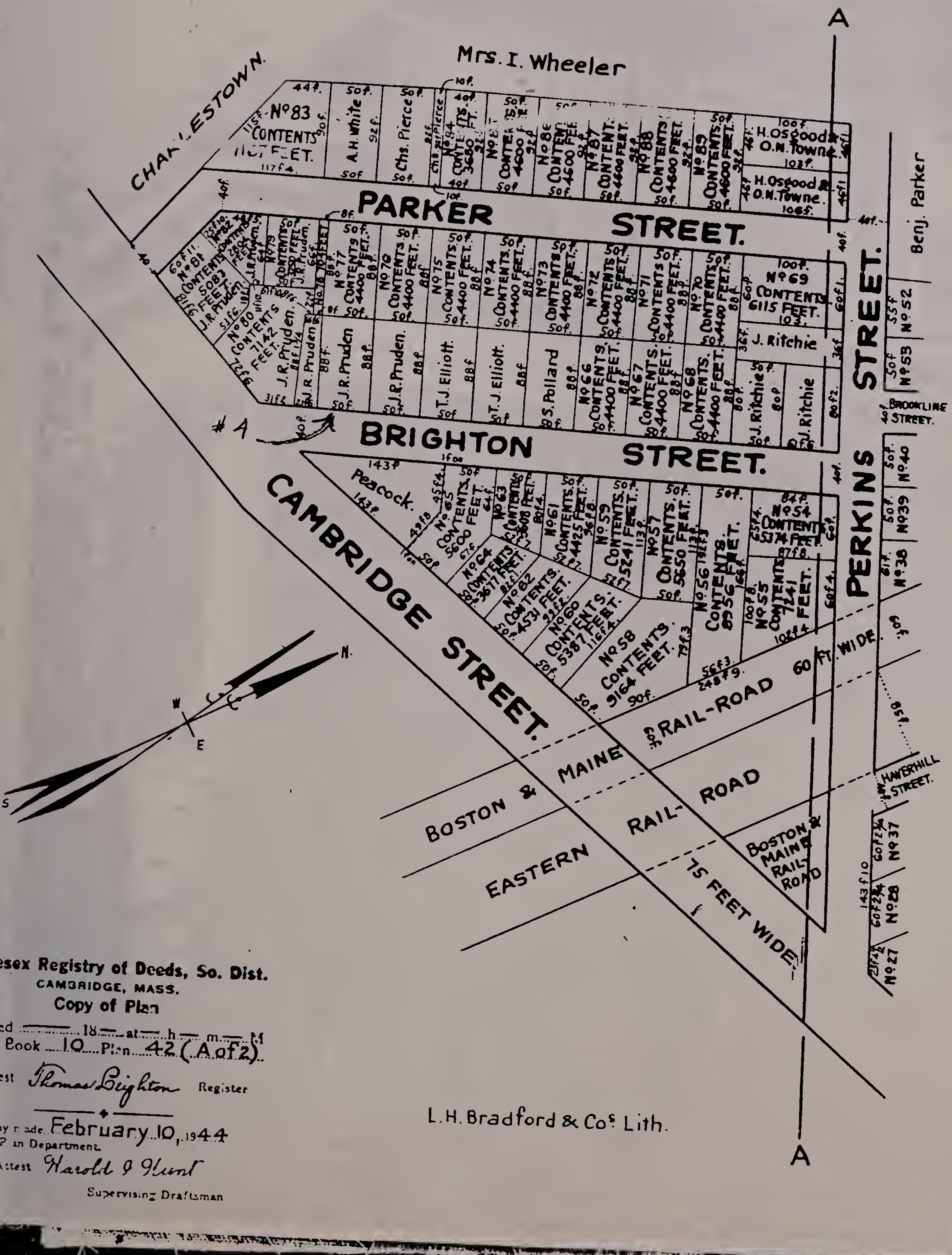
Brighton St

In general, the Charlestown Neck's accellerated mid 19th c. development was due in part to Boston population boom--a boom inextricably bound the the waver of immigrants (Irish, German, etc) who came to Boston beginning c. mid 1840's.

CHARLESTOWN

Scale, 50 feet to an inch.
Boston June 16th 1858.
Alex. Wadsworth, Surveyor.

(Original on file.)
(Scale of this plan: 1 in. = 100 ft.)

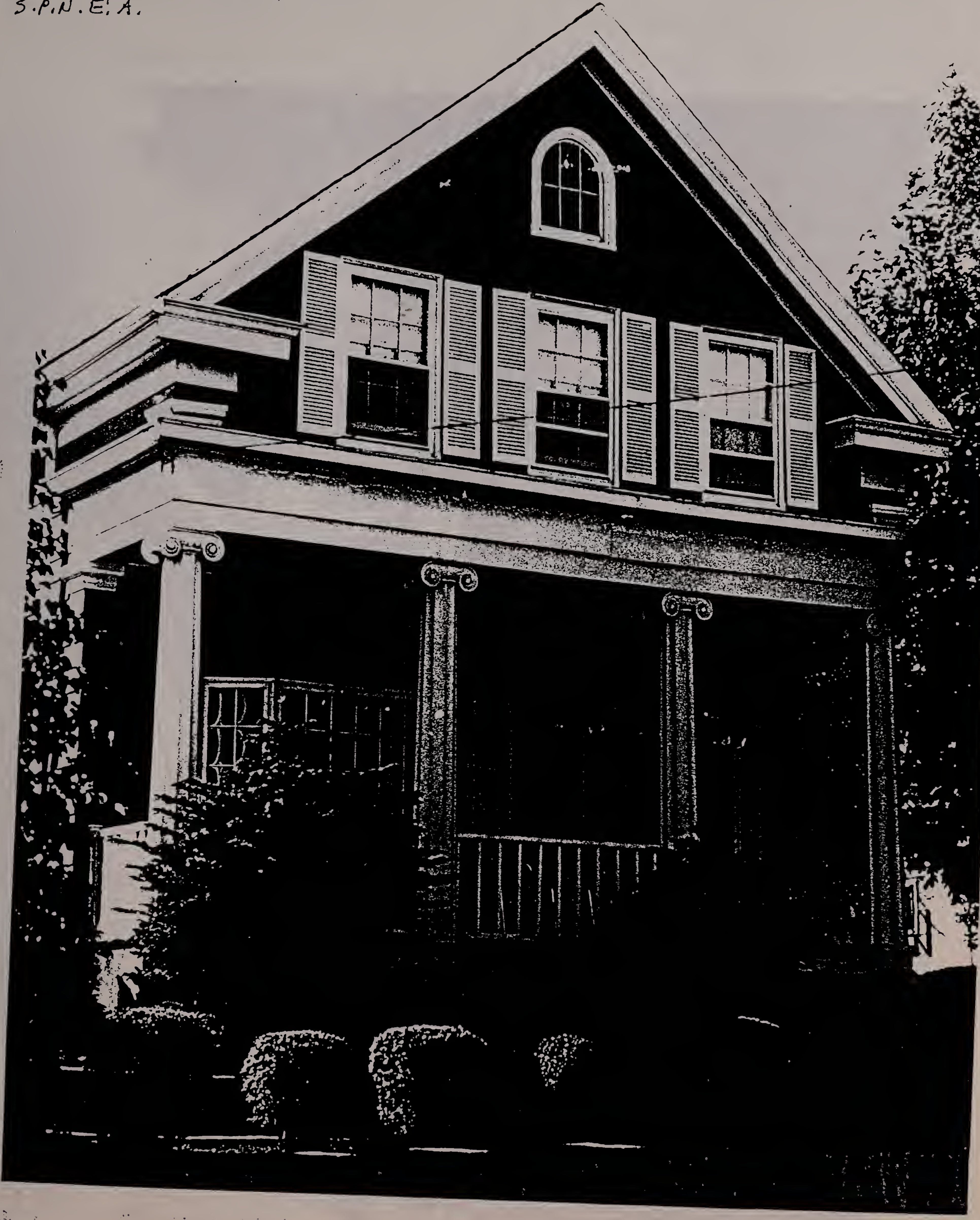

A
Mrs. I. Wheeler
CHARLESTOWN
No 83 CONTENTS 1107 FEET.
A.H. White
Chs. Pierce
No 84
No 85
No 86
No 87
No 88
No 89
H. Osgood & O.N. Towne.
Benj. Parker
PARKER STREET.
No 81 CONTENTS 5083 FEET. J.R. Pruden.
No 80 CONTENTS 7142 FEET.
No 77
No 76
No 75
No 74
No 73
No 72
No 71
No 70
No 69 CONTENTS 6115 FEET.
J.R. Pruden
T.J. Elliott
S. Pollard
No 66
No 67
No 68
J. Ritchie
STREET.
No 52
No 53
BROOKLINE STREET.
#A
BRIGHTON STREET.
Peacock.
No 65
No 64
No 63
No 62
No 61
No 60
No 59
No 58 CONTENTS 9164 FEET.
No 57
No 56
No 55
No 54 CONTENTS 5374 FEET.
PERKINS
No 40
No 39
No 38
No 37
No 28
No 27
HAVERHILL STREET.
CAMBRIDGE STREET.
75 FEET WIDE.
BOSTON & MAINE RAIL-ROAD 60 FT. WIDE.
EASTERN RAIL-ROAD
BOSTON & MAINE RAIL-ROAD
N.
S
W
E
A

L.H. Bradford & Co's Lith.

ddlesex Registry of Deeds, So. Dist.
CAMBRIDGE, MASS.
Copy of Plan
corded .... 18.... at .... h .... m .... M
Plan Book ...10... Plan ...42 (A of 2)
Attest Thomas Leighton Register

Copy made February 10, 1944
by Plan Department
Attest Harold J Hunt
Supervising Draftsman

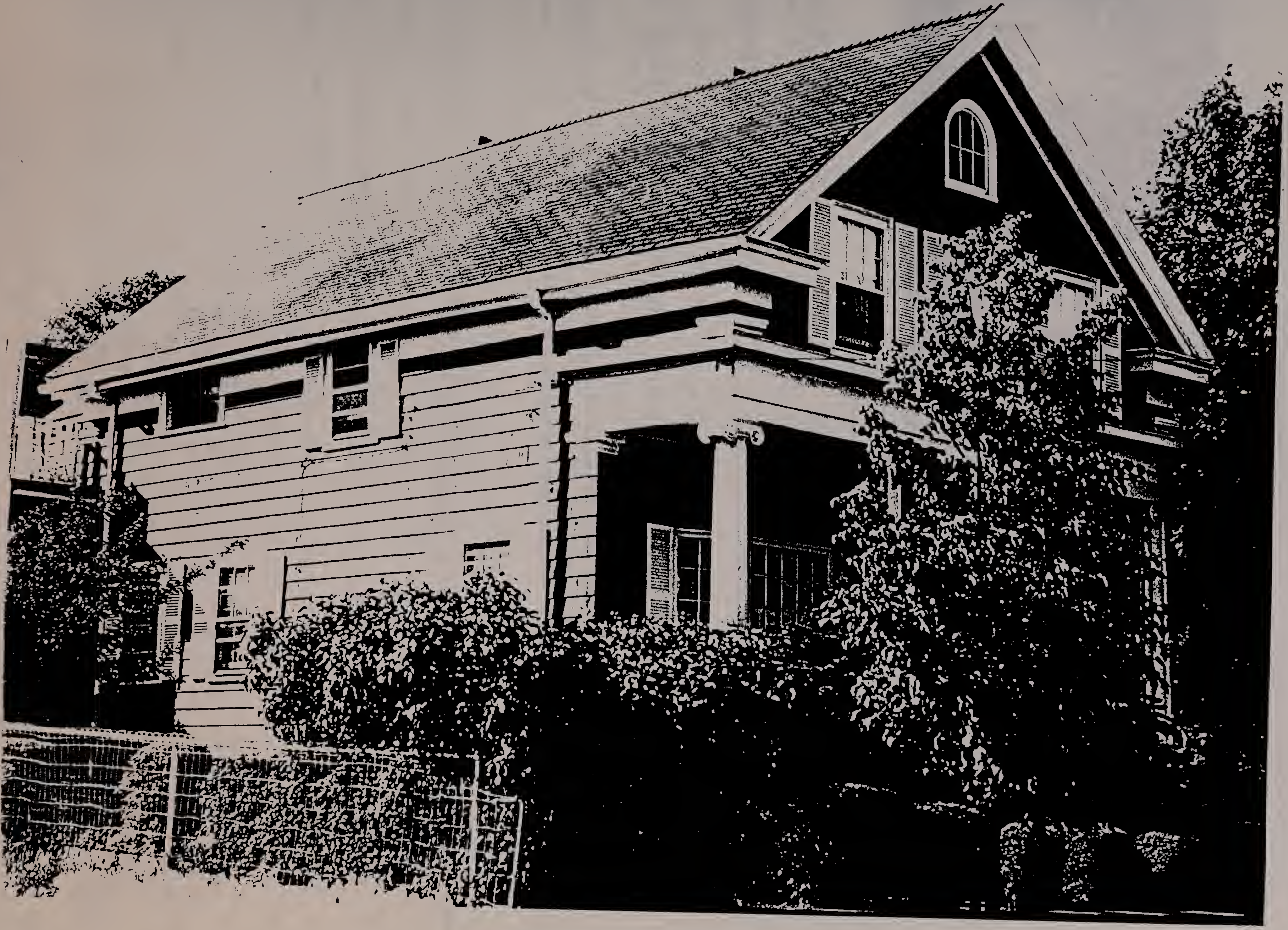
4 Brighton St, Charlestown Neck
Robert Severy photo June 2, 1975.
S.P.N.E.A.



6 Brighton St.
Charlestown Neck
June 2, 1973

Robert Severy photograph

Robert Levey Photograph



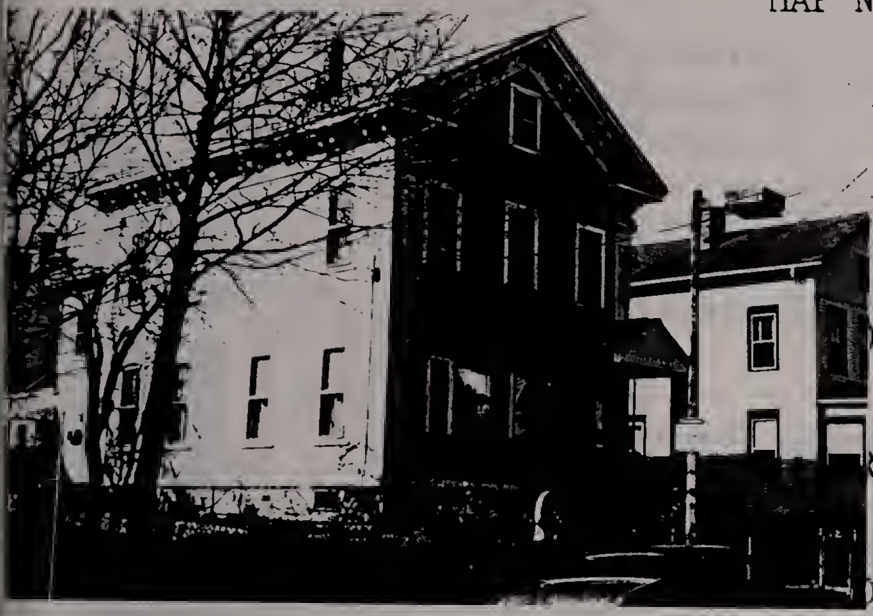
6 Brighton St
Charlestown, Ma June 2, 1945

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown 4

ADDRESS 6 Brighton St. COR. near Cambridge St.

NAME
present original

MAP No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Square



1848 Middlesex Deeds
source

TECT
source

ER
source

R Israel R. Pruden
original present

GRAPHS C.Town. 8 · 6/3 86

TYPE [✓ (residential)] [✓ (single)] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OF gable cupola -- dormers --

MATERIALS [✓ (Frame)] clapboards shingles stucco asphalt [✓ asbestos] alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Side hall plan. Italianate house w/3-bay main facade, 4-bay side walls. Situated on stone foundation. Corners accented by pannelled pilasters. Bracketed gable with return eaves. Side boards and paired brackets at side walls. Windows are fully enframed. 2-story ell to rear.

EXTERIOR ALTERATION minor [✓ moderate drastic] Reproduction front porch and picture window

CONDITION [✓ good] fair poor LOT AREA 4400 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Brighton St's collection of mid 19th c. single family wood frame houses.

(Map)

SIGNIFICANCE (cont'd on reverse)

#6 Brighton St. is one of the oldest houses in the Charlestown Neck/Sullivan Square area-it dates to the Charlestown-wide building boom of the 1840's. Although altered, in terms of front porch and first floor fenestration it retains its oroginal form and elements e.g., comer boards, brackets , etc. A photograph taken by Robert Severy dated 12/1/1973 shows this house's original front porch with pannelled (and champ fend ?) Italianate porch posts.

#6 Brighton St. was built c. 1848. Its lot was once part

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Bostonian Society Picture File

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural xx
The Arts _____
Commerce _____
Communication _____
Community/development xx

Conservation _____
Education _____
Exploration/settlement _____
Industry _____
Military _____
Political _____

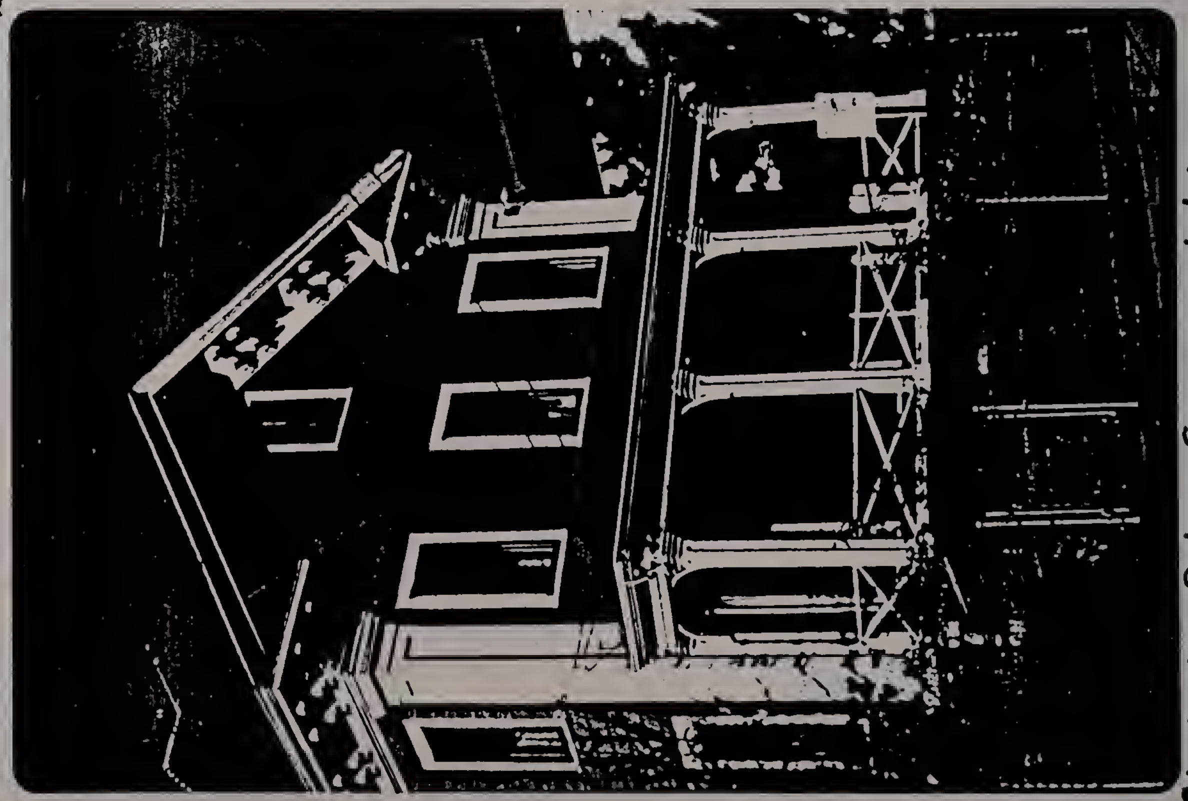
Recreation _____
Religion _____
Science/invention _____
Social/humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

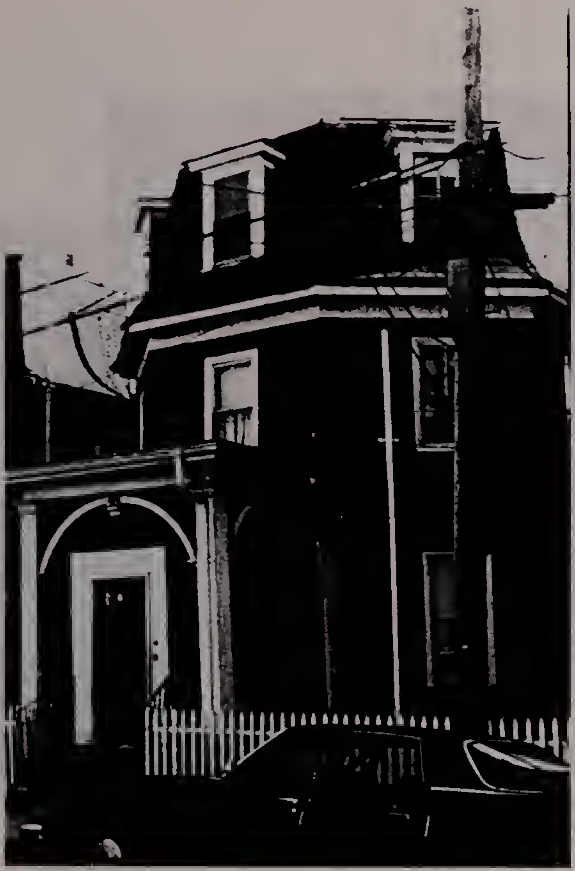
of Richard Sullivan Sr. and Richard Sullivan Jr's extensive land holdings. Richard Sullivan Sr was evidently introduced to Charlestown real estate speculation via his father James Sullivan's position as president of the Middlesex Canal Canal Co. This canal linked the Merrimack Valley with Boston/Charles River-its terminal was at Charlestown Neck. The Middlesex Canal was completed in 1803. Richard Sullivan Sr. bought numerous parcels at Charlestown Neck and opened a tavern at Sullivan Square by 1818 (Note: Richard Sullivan Sr's father James was also Governor of Mass. in 1807). Richard Sullivan Sr. and his son, Richard Jr. (commercial merchant, Boston), began selling off their extensive land holdings during the 1840's (they were also selling off land in the Salem St. area) on 24, April, 1848, the Sullivans sold #6 Brighton St's lot with "the dwelling house" to Israel R. Pruden of Charlestown, merchant for $2,310.00 (see Middlesex 521:400). This house was probably completed shortly before Pruden's purchase of #4. He is first listed in 1848 as a "Fish dealer," Boston, house Cambridge Rd. near Main Railroad". On May 23, 1851 Pruden sold it to John Peck of Charlestown, trader, for $2,437.50. Peck is listed on Brighton St. beginning in 1852 and is listed as a grocer. Peck, in turn, sold #6 to Louisa H. Merrick wife of William W. Merrick of Charlestown for $4,000.00 (971:544) on Sept. 26, 1866. Merrick's occupation is listed as "leather", 55 Elm St., Boston. By that time, Peck was living in Somerville. Later owners included Merrick's heirs (to mid 1880's), Mary A. Johnston (1890's, 1900's).

Preservation Considerat
for public use and enjo

Bibliography and/or re
records, early maps, e


6 BRIGHTON St. before alterations
Photo by Robert Severy 12/1/1973

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown



ADDRESS 17-19 Brighton St   COR. near Cambridge St.

NAME ______________ present ______________ original

MAP No. 30N-11E   SUB AREA Charlestown Neck/ Sullivan Sq

DATE c. 1869   Middlesex Deeds source

ARCHITECT ______________ source

BUILDER Gilbert Williams   Deeds source

OWNER Gilbert Williams original ______________ present

PHOTOGRAPHS C-town-4-3/6,4/1.86

TYPE ([✓ residential]) [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 2   plus basement, mansard

ROOF Octagonal Mansard   cupola ---   dormers 3 on MF

MATERIALS ([✓ Frame]) clapboards [✓ shingles] stucco [✓ asphalt] asbestos alum/vinyl
(Other) brick stone ______________ concrete iron/steel/alum.

BRIEF DESCRIPTION Highly unusual wood frame Italianate/Mansard houses. Plans appear on atlases as bottle shaped. Segment closest to street treated as one large Octagonal bay attached to rectangular rear segment. Main facade features projecting porch (now enclosed, originally open) w/pannelled Doric pilasters, arched bracing and deep cornice in evidence. Behind projecting porch is octagonal segment with fully enframed windows, 2/2 wood sash and fascia boards. This segment crowned by Mansard roof which echos octagonal form. To rear is*

EXTERIOR ALTERATION minor [✓ moderate] drastic front porth enclosed, modern shingle siding

CONDITION [✓ good fair] poor ______________ LOT AREA 17=2807 19=2569 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Brighton St's collection of c. 1840's-1870's wood frame (mostly altered) Greek Revival, Italianate, Mansard Vernacular houses.

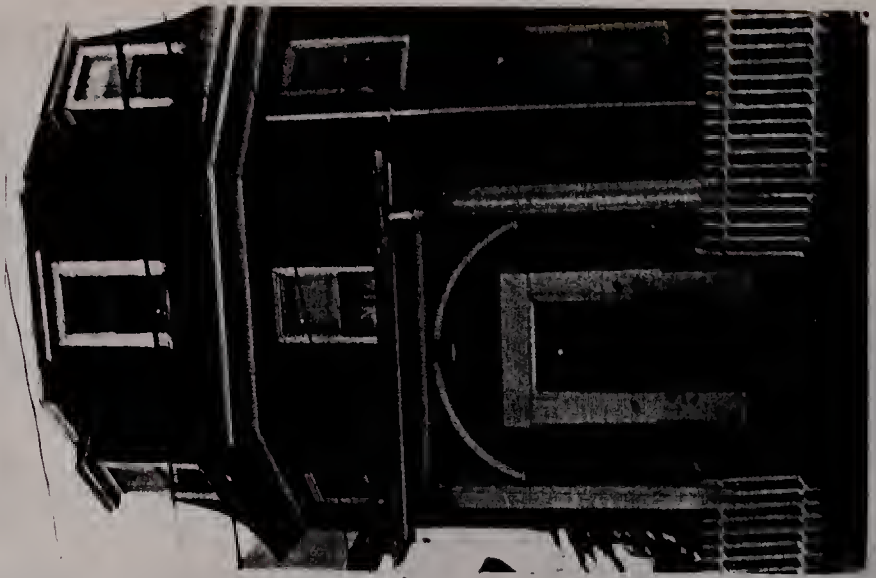
*simple 2-1/2 story rectangular, wood frame segment.

(Map)

SIGNIFICANCE (cont'd on reverse) #17-19 Brighton St are the most intact of five originally identical Italinate Mansard houses (#11-19 Brighton St). Architecturally, these modest wood frame houses are unique within the Boston area in terms of form-their main facades are treated as one large octagonal bay attached to a more conventional rectangular segment located to the rear. On late 19th c. atlases #11-19 Brighton St's configuaration convey the appearance of flattened-out milk bottles. Only 17 and 19 retain their original, distinctive shape. The other houses have been altered to

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-74
Post 1875 Directories: The Old Middlesex Canal by: Mary S. Clark 1974

Moved; date if known________________



Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

exhibit totally rectangular plans. These lots were part of Richard Sullivan, Jr's extensive land holdings. These houses represent the work of Charlestown carpenter, wood/coal dealer George Williams. Richard Sullivan, Jr was a Boston based commercial merchant--for many years he lived on Mt. Vernon St, Beacon Hill. His grandfather was James Sullivan, Mass. Governor (1807) and President of the Middlesex Canal (completed from Chelmsford to Charlestown in 1803). It was through his grandfather's involvement with the Middlesex Canal, that Richard Jr's father, Richard Sullivan, Sr became involved in Charlestown real estate speculation. Richard Sr was the fourth son of James Sullivan, born June 17, 1779. He was a lawyer and later partner in the Boston and Concord Boating Co (founded 1827).. Richard Sr purchased land in the vicinity of what is now Sullivan St (early 1800's) as well as land around what is now Sullivan Sq (and the former terminus of the Middlesex Canal). Richard Sullivan operated a large Tavern/Hotel at what is now Sullivan Sq, catering to the canal trade. Richard Sullivan (presumably Sr) acquired #11-19's Brighton St's lots as early as Sept. 11, 1811. This land remained undeveloped as late as 1868. The Brighton-Perkins-Parker Sts area was surveyed and formally set out c. early 1840's. On Dec. 9, 1868, Richard Sullivan, Jr sold #11-19's lots to Gilbert Williams, coal dealer (also carpenter and real estate speculator) for $4,600.00. This parcel included lot #63 and parts of lots numbered 59, 61, 64, 65 on an Alexander Wadsworth Plan dated June 16, 1858. The sale of these lots occurred during the final phase of the break up of the Sullivan family's extensive real estate holdings in Charlestown.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

#11-19 Brighton St represent the work of Gilbert Williams, Charlestown carpenter and later coal and wood dealer. He was active in Charlestown building trades from c. 1845-1870-after 1870 he was a partner in a coal and wood dealership, located at 267 Medford St. In 1845 he boarded on School St. By 1860 his carpenter's shop was located at 12 Sullivan St. From the 1850's to early 1870's he lived at 79 Pearl St. He lived at 58 Elm St from c. 1874 until his death c. early 1890's. During the 1880's a Francis G. Richards owned #11-19 Brighton St. The Sullivan-Williams deed (1041:501) stipulated that no Irisn would be allowed to live here, but happily a Miles Muldoon is listed as this

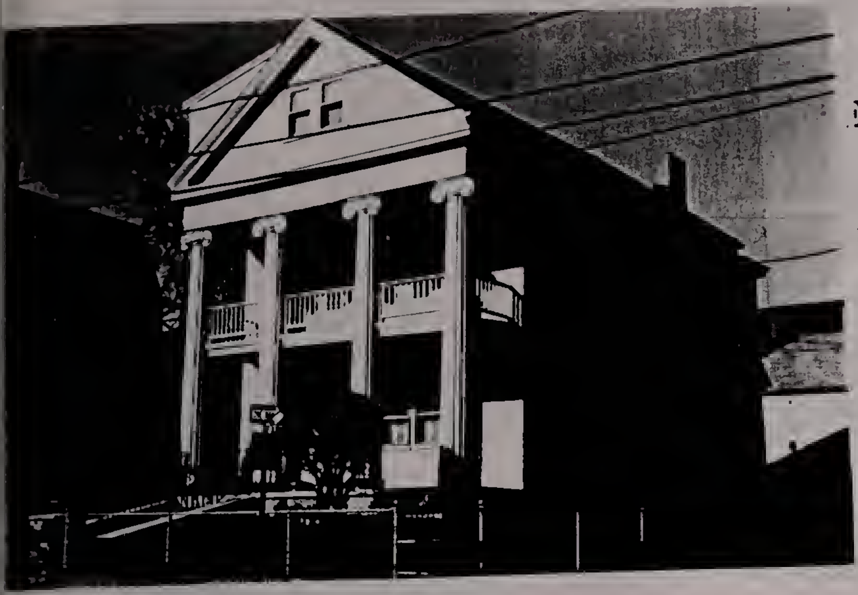
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

house's owner by the early 1900's.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. Area Charlestown

ADDRESS 28 Brighton St COR. Perkins St

NAME
present original



No. 30N-11E SUB AREA Charlestown Neck / Sullivan Sq.

:1847
source

IITECT
source

.DER James Ritchie
source

R Henry Bancroft
original present

PHOTOGRAPHS C-town - 4-4/4, 3.1/5-86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

`OOF gable cupola --- dormers 20th c. dormer addition to south slope

MATERIALS [✓ Frame] clapboards shingles stucco asphalt [✓ asbestos] alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Temple form, side hall plan Greek Revival house, 3-bay main facade dominated by monumental, fluted ionic columned portico. Porch appears at 2nd level of portico. Columns supports wide entablature and pedimented attic. Dormer addition appears on south slope. Windows exhibit 2/2 wood sash.

EXTERIOR ALTERATION [✓ minor moderate] drastic double window add-on main facade

CONDITION [✓ good] fair poor LOT AREA 4920 sq. feet

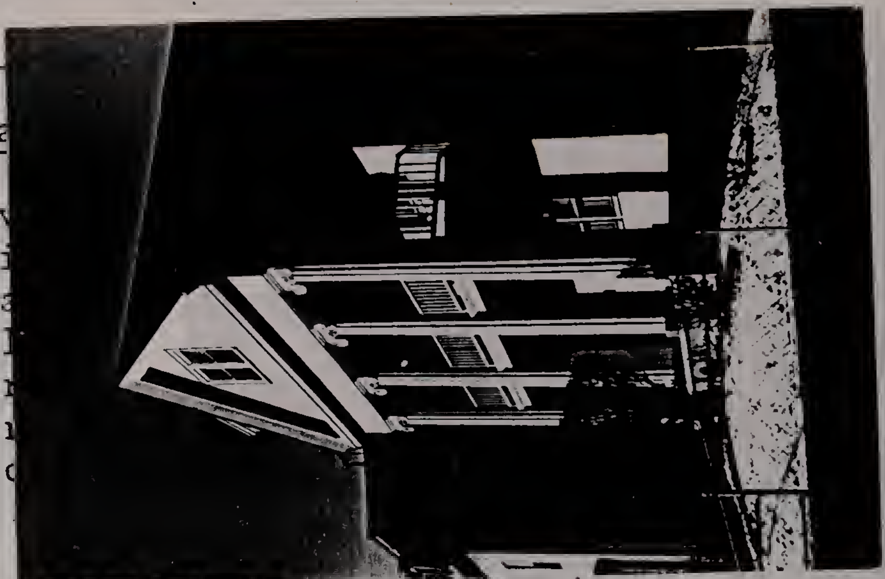
NOTEWORTHY SITE CHARACTERISTICS large corner lot, house on pedestal-like lowrise.

(Map)

SIGNIFICANCE `(cont'd on reverse). Built c. 1847, #28 Brighton St is architecturally significant as a rare Boston area example of a Greek Revival house with a monumental ionic portico. Together with the ionic columned house at the opposite end of the street (#4 Brighton), this house brackets a (mostly altered) collection of mid 19th c wood frame vernacular dwellings. 28 Brighton St apparently represents the work of James Ritchie, Boston builder. He was active

Bibliography: Maps--1818, 1833, 1839, 1848, 1851
Atlases--1875, 1885, 1892, 1901
Charlestown Directories--1834-1874
Middlesex Deeds

Moved; date if known_____



Themes (check as many as applic

Aboriginal _____
Agricultural _____
Architectural _____
The Arts _____
Commerce _____
Communication _____
Community/ development _____

Conser
Educati
Explor
settl
Indust
Milita
Politic

Significance (include explanation of themes checked above)

in Boston building trades from c. 1835 until his death in East Boston in 1884. In 1840, he worked as a housewright on Haverhill St. Boston. At that time he lived at 10 Salem St. He is listed at the same address in 1850. From 1860-1884 he lived on Webster St in East Boston. On Sept. 13, 1845, Ritchie purchased a large parcel of land from Richard Robins of Boston, "situated at Charlestown Neck". This parcel encompassed lots numbered 75-86 on a plan at Charlestown Neck, 19 August, 1844," (together with a strip of lot #77-see 482:341, also #28's land is described as lots 75 and 76 in Middlesex deed 971:529). Richard Robins was a counsellor at 27 State St, Boston, house 95 Mt. Vernon St. James Ritchie sold #28's lot on Sept. 28, 1846 for $2,000.00 paid by Henry Bancroft of Lynnfield (495:4). This deed does not mention buildings on this property. Presumably this house was built in the spring/summer of 1847. Bancroft owned this house for 20 years but apparently was never an occupant. Bancroft sold #28 to Charles Tenney of Malden, gentleman, on September 11, 1866 for $3,000.00. Both the Ritchie-Bancroft and Bancroft-Tenney deeds describe #78 as being located at the Neck Village. In 1866, Bancroft was still a resident of Lynnfield. Tenney owned this house until at least the early 1890's. He is listed as an "engineer at 394 Washington St, Boston, house 28 Brighton St" in 1874. By 1912, Patrick Grimes owned this house.

#28 Brighton St dates from the earliest phase of the Brighton St/Perkins St/Parker St's area's development. During the mid 1840's these streets were set out over land purchased by Richard Sullivan, Sr during the 1810's and 1820's in the section of Charlestown known

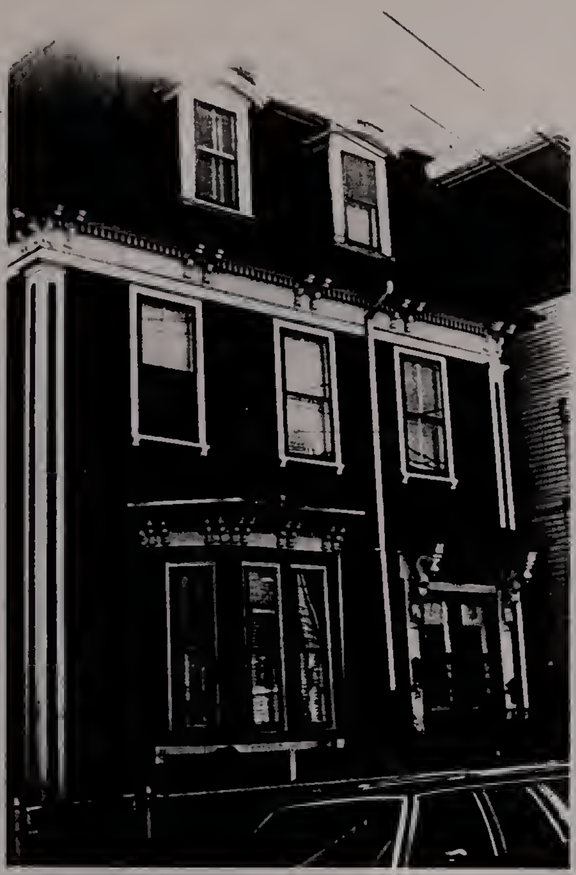
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

as Charlestown Neck or Neck village. Richard Sullivan Sr was the 4th son of Massachusetts Governor and Middlesex Canal Co. President, James Sullivan. Richard Sr was born at Groton, Ma, June 17, 1779. By the early 1800's he was a prominent, Boston based lawyer and real estate speculator. Richard Sullivan Sr had established a tavern/hotel near what is now Sullivan Sq by 1818. By 1827 he was a co-partner in the Middlesex Canal Associated Boston and Concord Boating Co. Sullivan's tavern catered to the Canal trade and was located near the southern terminal of the Middlesex Canal. Richard Sullivan Sr and Richard Sullivan Jr began selling off their Charlestown lands c. early 1840's. Richard Jr

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

was a Boston based commercial merchant who lived on Mt. Vernon St, Beacon Hill during the 1840's. In general, this portion of the Charlestown Neck's development was due to Boston's population boom of the mid 1840's. A boom closely tied to waves of immigrants from Ireland and other European countries. Note: James Ritchie may also have been responsible for the ionic columned Greek Revival house at #4 Brighton St (c. 1846-47).

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 33 Brighton St. COR. near Perkins St.

NAME ______________ present ______________ original

MAP No. 30N-11E SUB AREA ______________

DATE c. 1877 Boston Directories source

ARCHITECT ______________ source

BUILDER ______________ source

OWNER Ellen and Frank Lamprey original ______________ present

PHOTOGRAPHS C-town - 4.4/2,3.86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 2 plus attic

ROOF mansard cupola --- dormers 2 on main facade

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ______________ concrete iron/steel/alum.

BRIEF DESCRIPTION Italianate/Mansard house, side hall plan, retains clapboards. Front door surmounted by bracketed door hood. To left of entrance is 1-story octagonal bay with brackets, pannelled pilasters appear at the coners of this building. The corni-ce is bracketed and dentilated. Dormers are fully enframed.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________

CONDITION [✓ good] fair poor ______________ LOT AREA 3375 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________

(Map)

SIGNIFICANCE (cont'd on reverse) Built c. 1877, #33 Brighton St is an enitially essentially unspoiled example of an Italianate/Mansard house of a late 19th c. family of moderate means. Form, fabric and elements are still intact in an area where the majority of wood frame mid-late 19th c. dwellings have been altered via modern siding. For many years this was the home of Frank Lamprey, tinsmith (99 Blackstone (B?) Directories and atlases indicate that this house was built c. 1877. Lamprey is first listed in Parker St in 1878. The 1875 atlas indicates that this house's lot was vacant and owned by a William Horton. Ellen F. Lamprey lived

Atlases: 1875, 1885, 1892, 1901
Boston Directories: 1870's
yman Geneologies - t.B. Bellows 1879
The Old Middlesex Canal - Mary Stetson Clark - 1974

Moved; date if known________________

Themes (check as many as applicable)

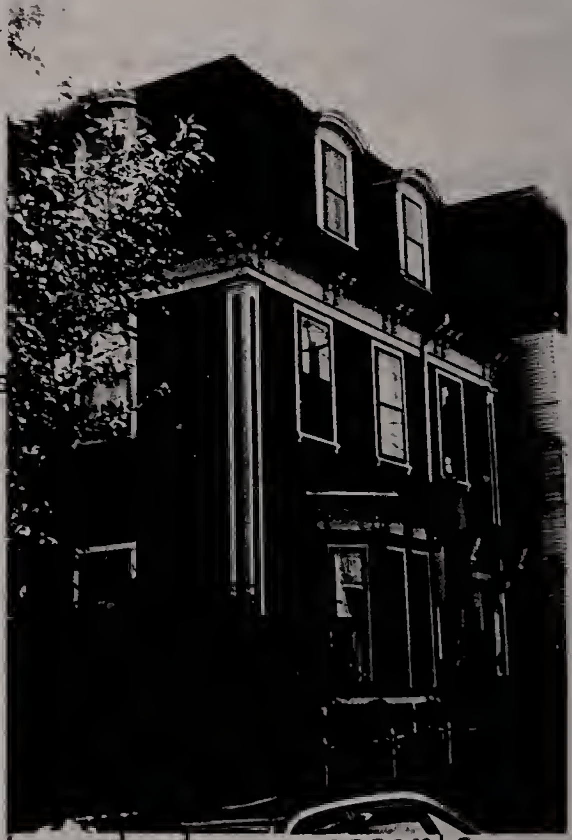
Aboriginal ____
Agricultural ____
Architectural __xx__
The Arts ____
Commerce ____
Communication ____
Community/ development __xx__

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

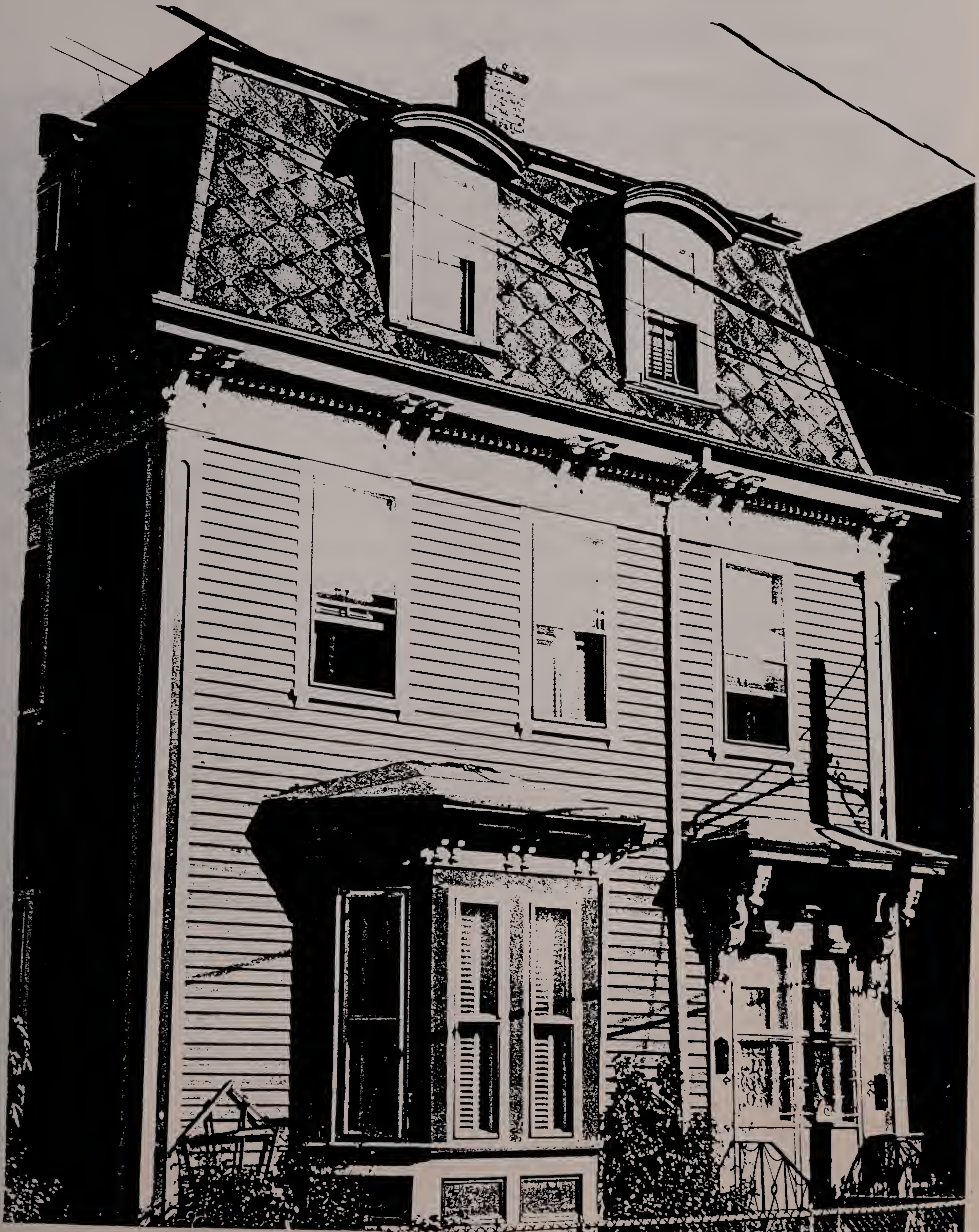
here until at least the early 1900's. By 1912 a Miles Muldoon owned this property. This house represents a relatively late addition to the Charlestown Neck area's collection of c. 1840's-1860's houses. During the 1810's and 1820's much of the land in the Charlestown Neck area (particularly Brighton/Parker Sts and vicinity) was purchased by Richard Sullivan, Sr, fourth son of Massachusetts Governor James Sullivan. Richard Sr, was a Boston based lawyer, real estate speculator and co-partner in the Middlesex Canal related Boston and Concord Boating Co. In addition, Richard Sr owned a large hotel at what is now Sullivan Sq (named in honor of James Sullivan) near the southerly terminous of the Middlesex Canal. From c. mid 1840's-70's, Richard Sullivan, Jr. a Boston based commercial merchant, sold off much of his father's Charlestown real estate holdings (both at the Neck and along Sullivan St).



Preservation Consideration (accessibility, re-use pos
for public use and enjoyment, protection, utilities,

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

"33 BRIGHTON ST., Charlestown Neck" June 2, 1975.
Robert Severy photo - S.P.N.E.A.



33 Brighton St

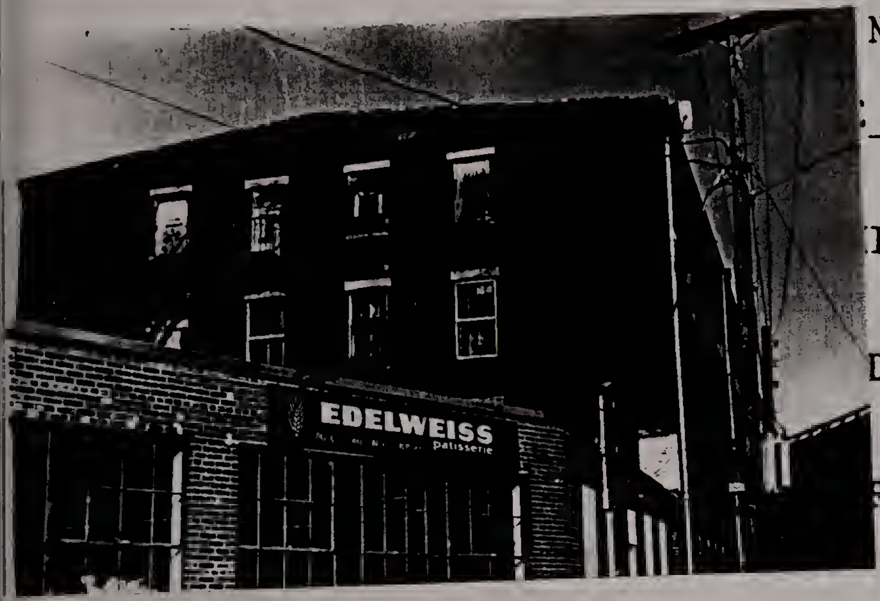
Charlestown Mass.

June 2, 1975

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS 50 Brighton St. COR. Caldwell St.

NAME The Davidson Rubber Co.
present original



No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Sq.

1868-
: 1869 "Souvenire of Charlestown etc.--Bunker Hill Times, 1893
source

ITECT
source

DER
source

R Hamilton D. Lockwood   Rhodes G. Lockwood
original present

PHOTOGRAPHS C-town 3.1/4, 6.2/1.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] factory

NO. OF STORIES (1st to cornice) 4 plus basement

OF low pitched gable-- 4 story bldg. cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other) brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION 4-story brick industrial/manufacturing building, form follows angled path of Brighton St. (essentially two rectangular forms joined at an angle. Facades divided vertically via recessed brick-work panels. Windows exhibit rock faced granite sills and lintels with multi-pane wood sash. Rear wall exhibits evidence of missing ells--apparently boilerhouse is no longer extant. Post 1930, 2-story brick addition projects from southwest wall. 1-story cinder block structure is also located on this property.

EXTERIOR ALTERATION minor [✓ moderate] drastic

CONDITION good [✓ fair] poor LOT AREA 78,300 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

(Map)

SIGNIFICANCE (cont'd on reverse)

1868-
Built in 1869, the four-story brick factory of the former Davidson Rubber Co. stands adjacent to Orange Line MBTA/ Boston and Maine Railroad tracks. It is bordered on two sides by a residential area of modestly scaled mid-19th c. houses--a few yards to the north is the Charlestown/ Somerville line. The Davidson Rubber Co. ranks among the oldest industrial/utilitarian structures in Charlestown and is a remnant of a once extensive industrial area which

A

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1904
Boston Directories: 1857-1900's
Middlesex Deeds
"Souvenir of Charlestown"--1893--Bunker Hill Times
Moved; date if known Peter Stott, A Guide to the Industrial Archeology of Eastern Mass (Cambridge: MIT Press, forthcoming)

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce X
Communication ____
Community/ development X

Conservation ____
Education ____
Exploration/ settlement ____
Industry X
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention X
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

evolved around Sullivan Sq. after the Civil War (with continued growth to 1930). Architecturally, the Davidson Rubber Co. is a solid example of Post Civil War Boston area industrial design. Essentially rectangular in plan, its red brick walls are characterized by ranges of rectangular, vertical recessed panels. Each panel contains a standard size window with stone sills and lintels. This structure is enclosed by a low pitched gable roof. The Davidson Rubber Co. was for many years a Boston-area leader in the manufacture of "the finest grades of rubber goods used in medicine, surgery and stationery." This company enjoyed a world-wide patronage. It has significant historical associations with several prominent mid-late 19th c. Charlestown businessmen, including Hamilton Davidson, Rhodes G. Lockwood, Hamilton D. Lockwood and Phillip C. Lockwood.

According to Ora L. Stone, the origins of this company began in 1857, when Dr. Hamilton Davidson began the manufacture of druggists rubber sundries, at 50 Brighton St., Charlestown. It was Dr. Davidson's son-in-law Rhodes G. Lockwood who built the present masonry factory structure at Brighton and Caldwell Sts. Lockwood purchased much of this factory's land from Francis W. Perkins of Walpole N.H. et al. on 21 November 1866 for $11,789.00 (Middlesex 981:468). Prior to the early 1860's this factory's land had been part of the Sullivan's (Richard Sr. and Richard Jr.) extensive Charlestown Neck holdings (see form on 17 and 19 Brighton St.)

In 1869 Rhodes G. Lockwood and his brother, Hamilton D. Lockwood built the brick factory at Brighton and Caldwell Sts., under the name of the Davidson Rubber Co. Rhodes G.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

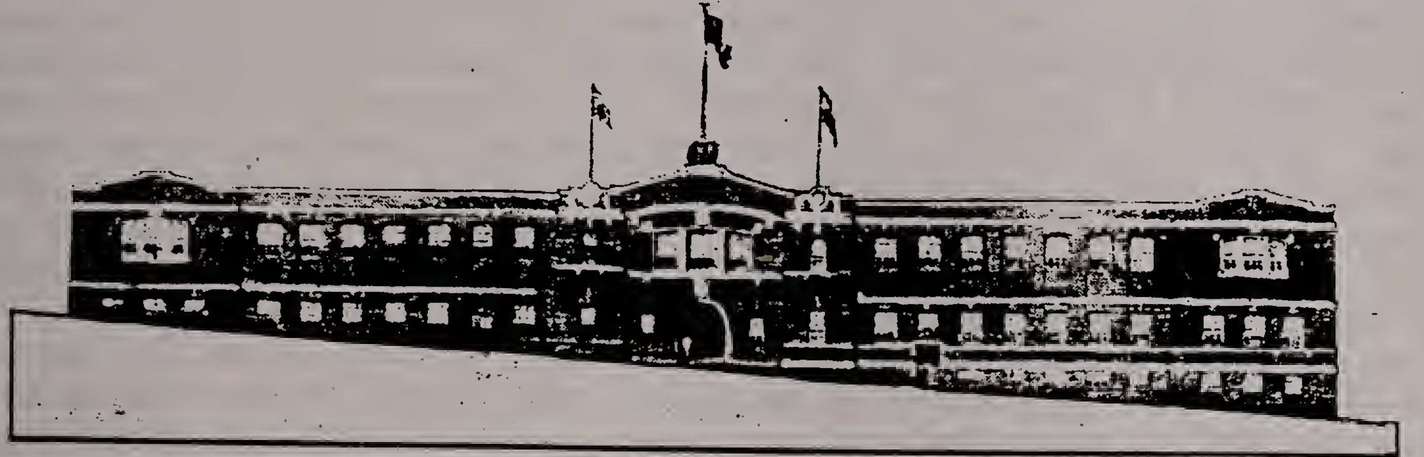
Lockwood was born in Pawtucket, Rhode Island, March 12, 1807 and died in Charlestown June 23, 1872. He was initially employed with his father, Hamilton Davidson of Charlestown and carried on the wholesale grain business on a wharf called Baltimore Packet Pier, on Commercial St., Boston. Evidently, Mr. Davidson and Mr. Lockwood's introduction to business on Charlestown Neck was tied to their grain firm's leasing of the mills and pond belonging to the Middlesex Canal Co., in Charlestown. Rhodes G. Lockwood was closely identified with Charlestown business interests. He was a director of the Bunker Hill Bank, director of the Boston Woven Hose and Rubber Co. and was a member of numerous

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

organizations. Rhodes G. Lockwood resided for many years in the old Samuel Dexter House on Green St., Charlestown. Hamilton D. Lockwood, early co-partner in the Davidson Rubber Co. was initially employed in the cotton mills of Danielsonville, Conn. before turning to the manufacture of rubber goods. He died in May 12, 1875. Phillip C. Lockwood, son of Hamilton D. Lockwood, was in charge of this firm's Boston salesroom during the early 1870's. The 1875 atlas indicates that the Davidson Rubber Co. owned

estown Enterprise.

CHARLESTOWN. MASS., SATURDAY, SEPTEMBER 7, 1907. PRICE 5 CENTS.



Battalion Armory for Charlestown's Three Militia Companies and Headquarters of Fifth Regiment

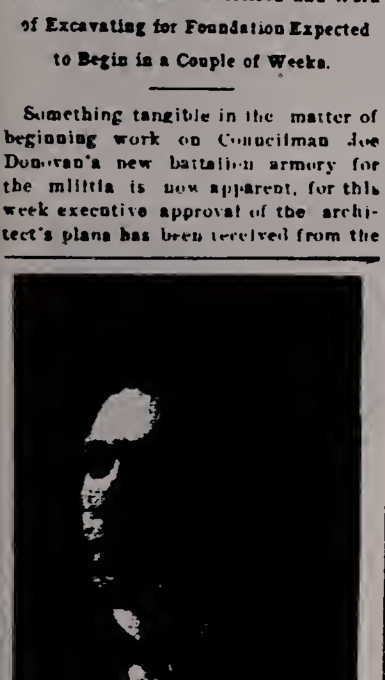
Plans for Armory Have Been Approved

Magnificent Building to be Erected on Summit of Bunker Hill.

IDEAL BATTALION STRUCTURE

Bids Will Soon be Advertised and Work of Excavating for Foundation Expected to Begin in a Couple of Weeks.

Something tangible in the matter of beginning work on Councilman Joe Donovan's new battalion armory for the militia is now apparent, for this week executive approval of the architect's plans has been received from the governor and council, and the specifications have gone to the printer with the probability that they will be ready for distribution next week to those builders and contractors who wish to compete in the opportunity for erecting the magnificent structure.



COUNCILMAN JOSEPH E. DONOVAN
Who Secured the Passage of the Armory Order.

While no pretence has been made to design an armory that will be solely [illegible] with striking ornament [illegible] attract[illegible], [illegible] on Bunker Hill street when completed will nevertheless be a monumental structure in its full significance as a headquarters for troops. In fact [illegible] the ideal armory [illegible] arrangement is [illegible] than any structure in the state and compares more than favorably with the great New York [illegible] armories which cost [illegible]

As [illegible] the [illegible] been taken for a site on Bunker Hill [illegible]

THE POLITICAL FIRING LINE

All Candidates Not Yet at the Butts But Soon Will Be Hustling for Votes.

Affairs political are simmering with a bubble here and there appearing on the surface. Senatorial lines remain about the same, and it in a measure holds the legislature contests in abeyance.

The candidates so far in the Ward 3 contest for the legislature are: Representatives Michael Egan, Joseph E. Donovan, Jeremiah F. McCarthy and John J. Conway. The Ward 4-5 contest presents Representatives William F. Murray, John J. Hayes, Joseph M. Sullivan and J. Frank O'Brien as candidates.

The Republicans present William E. White as a candidate for senator, H. H. Chapman and John McKenzie as representative candidates in Ward 3, Gardner Bates, Frank L. Ormand and C. H. Winston in Ward 4. No candidates have been filed in Ward 5.

Candidates for the common council are beginning to come forward and among the names mentioned in Ward 3 are Thomas F. Fitzgerald and John J. McCormick, the present incumbents, Timothy Snllivan and William J. Francis. In Ward 5, Thomas B. Herlihy, John Buckley, William Carney, Edward Troy and Edward Jenkins are spoken of.

Hon. Charles S. Sullivan has not withdrawn from the aldermanic fight since he entered the contest one year ago. His friends are ready to line up for him, and it is a fair conjecture that he is a candidate until he definitely announces to the contrary.

Over $860 were the receipts for the recent field day of the Ward 5 Young Men's Democratic association. Much of this grand financial showing was due to the efforts of Ex-Councilman James J. Brock, who received formal recognition of his labors in the tender of a hearty vote of thanks by the association at a meeting held Sunday afternoon at headquarters and, on motion of Richard P. Collins, the presentation of fifty dollars in gold to him.

The fifty dollar gift Mr. Brock declined, but acknowledged the kindly vote of thanks and said he had done no more than he believed was right and thanked all who so ably assisted him in his endeavors.

There are now over 300 members connected with the Ward 5 association. [illegible] presided at Sunday's meeting.

It was [illegible] Henry M. Whitney [illegible] Arthur W. Dolan [illegible] of probate, George F. Mon[illegible] and Joseph M. Sullivan [illegible] F. Murray for representative.

[illegible] President [illegible]

Now Embarked on the River of Content

Happy Couples Begin Voyage Blissfully and With Good Wishes.

WEDDING BELLS RING JOYOUSLY

Sir Cupid Has Been Extremely Busy and Announces That September as Well as October Will Be Noteworthy for Him.

The marriage of Dr. Wilfred George Grandison of Charlestown to Miss Alice Manne Squire, daughter of Mr. and Mrs. Henry Squire of College avenue, Somerville, formerly of Charlestown, took place last Tuesday evening at St. John's church, Massachusetts avenue, Cambridge. The ceremony was performed by the pastor, Rev. Father Kelley.

The bride was becomingly gowned in white satin messaline, with bertha of Duchess lace. She wore a tulle veil, caught with lilies of the valley, and carried a shower bouquet of the same.

The maid of honor, Miss Frances Isabel O'Meara, was attired in pink peau de soie, and carried an arm bouquet of pink roses.

Arthur J. Grandison, brother of the groom, was the best man.

Following the ceremony, a reception was held at the home of the bride's parents on College avenue to immediate relatives of the happy couple. The reception room, hall and dining room were decorated with pink roses, ferns and asters. There were a profusion of beautiful and valuable wedding gifts.

Amid showers of confetti and rice, Dr. and Mrs. Grandison left on an extended wedding trip. They will be at home at 65 High street, Tuesdays after December 1.

Riley-Coyle.

An interesting wedding was that of Miss Marcella C. Coyle, daughter of Mr. and Mrs. Patrick Coyle, and William F. Riley, which took place at St. Francis de Sales' parochial residence on Monday afternoon. Rev. James N. Supple performed the ceremony. Mrs. Theodor Bovett [illegible], cousin of the bride, was matron of honor and Frank [illegible], brother of the groom was the best man.

Both bride and groom have [illegible] the best circles of the district and are members of families that for years have been prominent in St. Francis de Sales' parish. The groom is a valued attache of the Boston Globe, his long experience on the business end of the paper making him very conversant with that department of journalism [illegible] bridesmaid. She was dressed in pale green silk and carried sweet peas. Leander F. Corbin was the best man. He was presented with a signet ring by the groom. The bridesmaid received an opal ring from the bride.

Miss Hazel Wellington was the flower girl and Miss Gladys Wellington, ring bearer.

The bride was exquisitely gowned in white chiffon over taffeta and carried bride roses. The bride's mother was becomingly attired in pearl grey chiffon over taffeta, and the groom's mother in blue silk.

The house was beautifully decorated with palms and cut flowers and other attractive floral pieces furnished by Herbert L. Wolff of Main street. There were many valuable wedding gifts, including cut glass, silver ware, pictures, etc.

Beneath an arch of laurel and cut flowers, the ceremony was performed, Mrs. A. M. Osgood playing the wedding march. At the reception, the following acted as ushers: Arthur F. Macey of the Navy Yard, B. Franklin Garland of Charlestown, Harvey S. Haines and Benjamin Curtis of Marblehead. They were presented with handsome scarf pins. Over 200 invited guests were entertained.

The happy couple left for New York enroute to the Jamestown exposition, and will stop also at Philadelphia, Baltimore and Washington. On returning, they will reside at their new home on Walnut road, Somerville.

Clark-Lewis.

At St. Mary's parochial residence, Tuesday evening, Miriam Hayward Lewis, daughter of Mr. and Mrs. Henry F. Hayward, was united in marriage to William J. Clark of Roxbury, an expert draughtsman in the construction department of the New England Telephone and Telegraph company. Rev. James H. Phalan performed the ceremony.

Harold Coleman of Roxbury was the best man, and Miss Carrie A. Sullivan, cousin of the bride, was the bridesmaid.

In a dainty gown of white net and Irish point lace with [illegible] Irish lace, the bride was very [illegible]. She carried [illegible] and [illegible] bouquet [illegible] of [illegible] lilies of the valley. The bridesmaid was [illegible] attired in pink [illegible] and [illegible] of pink roses.

A home reception [illegible] members [illegible] was held at the residence [illegible] 21 Prospect street. Mr. [illegible] Mrs. Clark and Mr. and Mrs. Hayward [illegible] family and the Misses [illegible] [illegible] Joseph Warren [illegible]

READY FOR OPENING

New Clubhouse of Bunker Hill Council a Delight to Knights.

MOVE IN THE RIGHT DIRECTION

An Undertaking That Will Be Markedly Helpful to the Order and a Decided Benefit to the District.

One of the most notable and important features of the coming week, in Boston as a whole as well as in Charlestown, will be the opening of the new clubhouse of Bunker Hill Council, Knights of Columbus, at 44 High street.

Governor Guild has accepted the invitation to be present on this auspicious occasion and has sent word that he will probably arrive at the clubhouse about 9 o'clock. Mayor Fitzgerald will also grace the occasion by his presence, and among other guests also will be Supreme Knight Edward L. Hearn, State Deputy Daniel F. Buckley, National Advocate Joseph T. Pelletier and State Secretary William J. O'Brien.

It will be an exceptionally interesting event in the history of the order and of Bunker Hill Council, for it marks a significant stage in the development of the Knights of Columbus in a district where it early became popular and where for years it has maintained a remarkable prestige.

Bunker Hill Council will welcome its friends next Monday to the quarters formerly occupied by the Charlestown Club—to the handsome and attractive residence structure which for years has been pointed out as one of the beauty spots of the district. Indeed, it is one of the landmarks of Charlestown. It was built for a residence by the late Edward Lawrence, for years a prominent citizen of Charlestown, and it is an interesting fact that the arrangements for its transfer to the Bunker Hill Council have been made with President Lawrence of the Warren Institution for Savings, a son of the original owner of the property.

For weeks, since the club took possession of the property on exceptionally attractive terms, the work of putting it into condition for service has been under way, and those who visit the clubhouse on Monday next, either as members of Bunker Hill Council or as guests of that organization, cannot fail to find pleasure in the foresight manifested in obtaining possession of the estate and in preparing it for practical use.

Exquisite taste has been shown by the committee in the selection of the carpetings, furnishings for the new clubhouse, and George T. Horan, who successfully competed against such houses as Siegel's and Jordan & Marsh's, has greatly aided by the work and service of his establishment in making the various apartments and hallways unusually attractive. The house committee comprises Grand Knight John J. Hayes, James Donovan, Peter M. Hoey, Leo P. Haley, Thomas J. Nolan, [illegible] Breslin, James Fleming, James [illegible], William J. Manning and Thomas Ma[illegible].

Following [illegible] in charge of the lawn [illegible] William P. P. [illegible]

Form No.

almost the entire block bounded by Perkins, Caldwell and Brighton Sts. (with the exception of a small rectangular parcel at the corner of Caldwell and Perkins St.) The Davidson parcel also included five structures (presumably houses) at the corner of Caldwell and Perkins St. The 1875 atlas shows the current building with several ells along the Caldwell St. side--this building is labeled "Rubber Works." By 1901 this factory is shown to be composed of two brick segments with two brick ells and one wooden ell. In 1904 the business was incorporated as the Davidson Rubber Co. with a capital of $200,000.00 (Middlesex Deed 1347:315 of ___ 19___ conveyed "the tools and machinery with all personal property in and about the building which belongs to the late firm of H.D. Lockwood and R. Lockwood"--incouding: 3 boilers, one 150 horse power Brown engine, one set of mixers, one refiner and one washer, also four vulcanizers for steam heat, one large engine lathe, two brass turner lathes, one punch press and all the shafting, pullies and belting." The Davidson Rubber Co. was reorganized in 1929, upon the death of Alexander M. Paul, President.

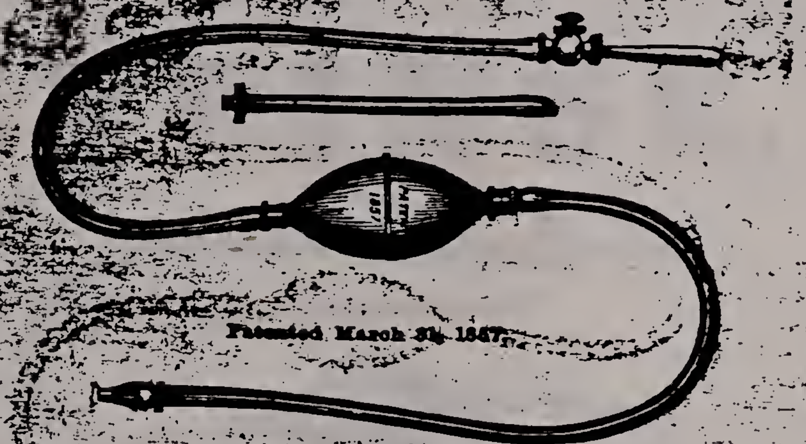
Although the immediate neighborhood (Perkins, Brighton, Parker, Caldwell Sts.) was set out as early as c.1844 over former Sullivan-owned land, it was not until the late 1860's--early 1870's that intensive house construction was well underway--undoubtedly the establishment of the Davidson Rubber Co. triggered house construction in the area.

According to Peter Stott, the Davidson Rubber Co. remarked in the Brighton St. building until about 1960. Their success at this location was the American Paper Box Co., a manufacturer of set-up boxes organized in South Boston in 1903. The company later moved to High St. in downtown Boston. Like the Bay State Box Co. in Stoneham, the firm is one of the few manufacturers of set-up boxes left in the area.

Form No,

THE

DAVIDSON SYRINGE.



Patented March 31, 1847.

Re-Issued April 25, 1865.

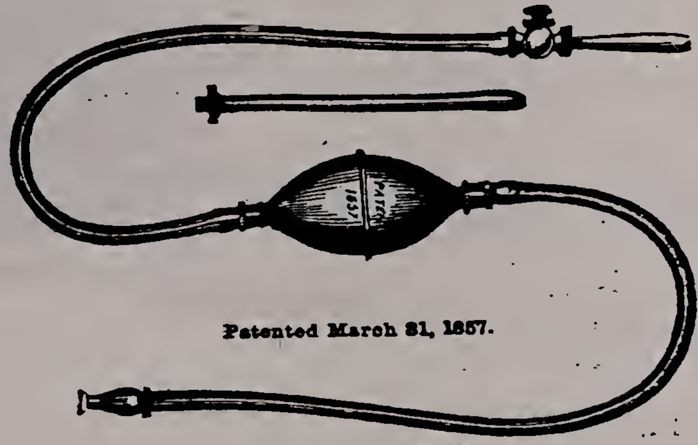
The undersigned, having obtained a re-issue of the Davidson Syringe Patent, granted to him as assignee of Messrs. C. H. & H. E. Davidson, and dated April 25, 1865, the claim of which is as follows,—"*A Syringe having an elastic bulb or chamber, flexible tubes, and a suitable valvular arrangement, when organized so as to operate substantially as described,*" hereby notifies all manufacturers of and dealers in Syringes of the above description, except those having authority under him, that such manufacture or sale must be discontinued at once, and that he has taken steps to promptly enforce his rights against all infringers. In order that the merits of the above claim may be explicitly understood, manufacturers and dealers are hereby informed that the manufacture or sale of Syringes known as RICHARDSON'S (heretofore made and sold by Messrs. Morey & Smith of Boston), LEWIS'S, MATTSON'S, ESSEX'S, those made by Messrs. F. M. & W. A. SHEPARD and the AMERICAN HARD RUBBER CO., and all other similar soft-rubber Syringes (except those made by authority of the undersigned), whether the bulbs thereof have *one* or more openings, infringe that claim; and it is hoped that the manufacture or sale of such Syringes will be immediately stopped, without necessitating a recourse to more stringent measures.

H. D. LOCKWOOD,

OF THE DAVIDSON SYRINGE COMPANY.

865 Boston Directory

THE DAVIDSON
SYRINGE,



Patented March 31, 1857.

Re-issued April 25, 1865.

ADOPTED BY GOVERNMENT

FOR ARMY USE,

IN PREFERENCE TO ALL OTHER KINDS OF

SOFT RUBBER SYRINGES,

Without effort, or even prior knowledge, on the part of
the proprietors, and

RECOMMENDED ALMOST UNIVERSALLY

BY THE

MEDICAL FACULTY.

Manufactured and For Sale by the

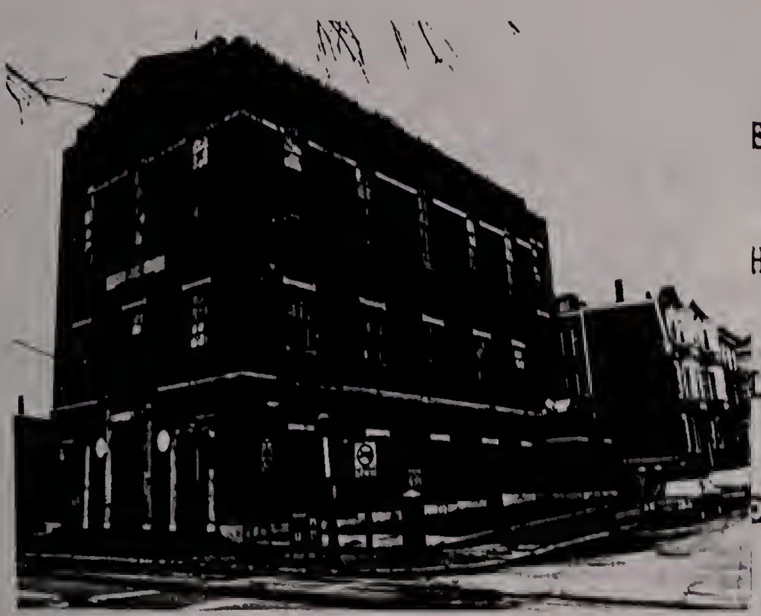
DAVIDSON SYRINGE CO.,

CHARLESTOWN, MASS.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 110 Bunker Hill St. COR. Lexington, Ferrin Sts

NAME "Muni" Winthrop School
present original



No. 29N-12E / 29N-13E SUB AREA east

E 1847 Charlestown Enterprise Jan. 26, 1918
source

HITECT __________
source

LDER __________
source

ER City of Charlestown
original present

PHOTOGRAPHS CT-5- 1/3,4, 2/1- '86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ non-residential] school (later armory)

NO. OF STORIES (1st to cornice) 3 plus basement (attic?)

OF flat (?) behind parapet cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Large, brick, granite trimmed building—originally 2-stories w/ pedimented attic - 3rd fl. added ca. early 20th c. (?) 3-bay main facade w/ three entrances; 5-bay side walls. Still intact is broad, low flight of granite steps which leads to three entrances - tallest of the three at center - entrances possess distinctive enframements e.g. heavy granite Doric pilasters and cornice headed entablatures - Greek Revival stylistic elements. In general windows of fls 2 and 3 exhibit simple granite sills and lintels. granite belt course located between fls 1 and 2. Placque above main facade; 2nd fl. windows reads "Municipal Building". 1st and 2 fl. windows contain 1/1 wood sash. 3rd fl. exhibits tall, narrow arched windows (broken windows). Arches of 3rd fl. windows spring from continuous sill courses. Above 3rd fl windows is tall, pedimented parapet.

EXTERIOR ALTERATION minor moderate [✓ drastic] 3rd fl/ tall pedimented parapet replaced orig gable roof above 2nd fl. Brick infill and modern window treatments within doors flanking main entr.

CONDITION good fair [✓ poor] LOT AREA 7927 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on Bunker Hill St. between Lexington and Ferrin Sts - towers above neighboring 2 story structures.

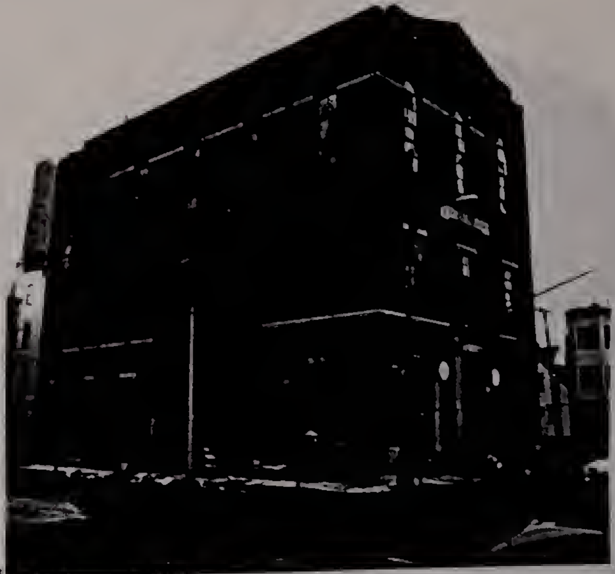
(Map)

SIGNIFICANCE (cont'd on reverse)

The Municipal Building, known locally as "The Muni", has been an important focus of community life for most of its 140 years. Presently vacant and in a state of advanced disrepair, the Muni was built in 1847 as the Winthrop School. Originally 2½ stories tall - its pedimented attic was removed

Bibliography - Maps 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911..
"Charlestown Enterprise" - Jan 26, 1918 "The Point Boys and the Point Girls Recieved Good Schooling in the old Winthrop Before Annexation."

Moved; date if known ______________



Themes (check as many as applicable)

Aboriginal	___	Conservation	___
Agricultural	___	Education	x
Architectural	x	Exploration/ settlement	___
The Arts	___	Industry	___
Commerce	___	Military	x
Communication	___	Political	x
Community/ development	x	Recreation	x
		Social/humanit.	x

Significance (include explanation of themes chec

Ca. early 20th c. (?) and the third floor, with pedimented parapet was added. — This building, despite alterations, has managed to retain something of its original Greek Revival character — most notably its main facade's heavy granite pilaster and cornice headed entablature entrance enframements. Overtime, this building has housed a school, headquarters for companies of volunteer soldqiers, a gymnasium, ward room, Municipal Bath and as a place to vote. This building was erected after the discontinuance of the Training Field school in 1847 as a grammar school. It was named the Winthrop School in honor of John Winthrop, leader of Charlestown's first company of settlers (1628). The Winthrop school symbolizes Charlestown's "building boom" of the 1840s - a boom precipitated by the waves of European - primarily Irish - immigrants who came to the Boston area beginning Ca. 1845. Until the 1840's the north east slopes of Bunker and Breeds Hills were pasture land with the town/city's housing located along the water front (Charles River), Town Hill, Mill Village (Hancock sq) and

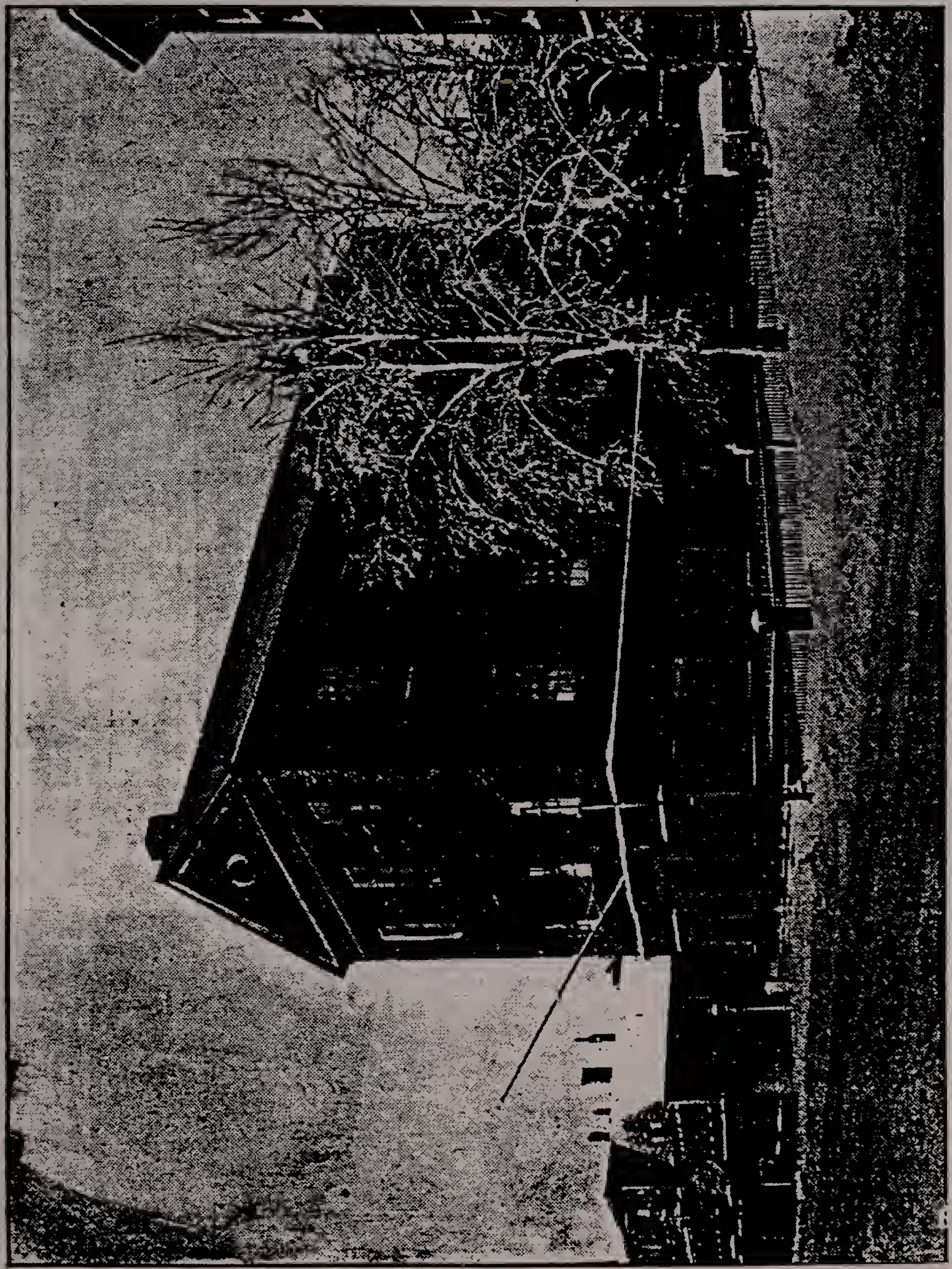
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Charlestown Neck. The Winthrop school is also symbolic of Charlestown's transition from town to city status - Charlestown was incorporated as a city in 1847. The school's three floors (evidently counting the old pedimented attic) were occupied for school rooms. The top two floors were for the upper classes and the first floor housed the lower classes. Just under the Lexington st. entrance was the masters' reception room. The yard on the Lexington st. side was the recess playground for the boys and the yard on the Ferrin st. side was for the girls.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

This schools alumni included General Charles H. Taylor, editor and publisher of the Boston Globe, Taylor's brother Nathan H. secretary to Mayor Mathews, later editorial assistant to the Globe and the marine artist William E. Norton. The Winthrop school ceased operations as an education institution Ca. 1874 (at that time Charlestown was annexed to the City of Boston. By 1885 this building housed the 9th Regiment Army of the City of Boston. It served volunteer soldiers as a military home - many men went forth from this building during

110 Bunker Hill St.



Winthrop School

WINTHROP SCHOOL [illegible]

Henry E. Hayward	Willard D. Dalrymple	Francis H. Dillon
Nathaniel H. Taylor	Samuel Delano, M. D.	Michael J. Henrity

103

Title Winthrop School.

Town Charlestown, Mass.

Built by ………… Date …………

Print taken Old Charlestown Sch. Boys Assoc.
2d Banquet, Bost. City Club, Apr. 10, 1916.

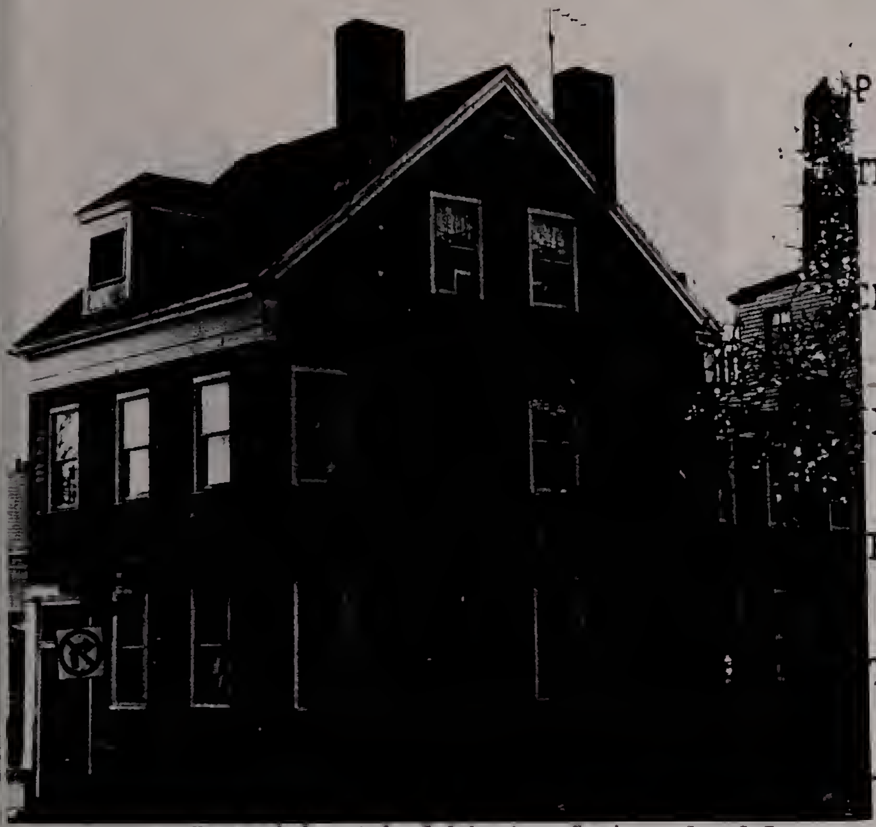
Boston Athenæum { ~~Bought~~ of …………
Date …………

32

STON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 170 Bunker Hill st. COR. Trenton st.

NAME ______ present ______ original



P No. 29N-12E SUB AREA east

TE ca. 1848- 1855 Mallory Panoramic View (1848), Middlesex Deeds source

CHITECT ______ source

LDER Thomas Fowles, "ship carpenter" and/or David Preston - "house carpenter" Middlesex Deeds source

ER Thomas Fowles (?) David Preston (?) original ______ present

TOGRAPHS CT-4. 3/3-'86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Gable cupola — dormers 1 dormer on main facade

MATERIALS [✓ (Frame)] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Greek Revival side hall plan, 3-bay x 2 bay main block - extensive 5 bay x 2-bay rear ell - both main block and ell recently re-sided with clapboard. Rises 2-stories from low brick basement to gable roof w/ single hip roof dormer at center of main facade. Bldgs edges accented by narrow corner boards. Front door flanked by Doric pilasters w/ modified entablature (perhaps originally cornice headed, now reduced to horizontal board). windows are simply and fully en-framed and contain 6/6 wood sash. Main facade culminates in fascia board beneath eaves.

EXTERIOR ALTERATION [✓ minor moderate] drastic extensively rebuilt, new clapboards dormer on main facade appears to be later addition

CONDITION [✓ good] fair poor ______ LOT AREA 1300 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on large corner lot.

SIGNIFICANCE (cont'd on reverse)

Prominently sited at the corner of Bunker Hill st. and Trenton st., #170 Bunker Hill st is a solid, straightforward example of mid 19th c. Greek Revival, side hall plan single family housing. Constructed of wood, this house appears to have been extensively re-built and exhibits new clapboard sheathing. It evidently

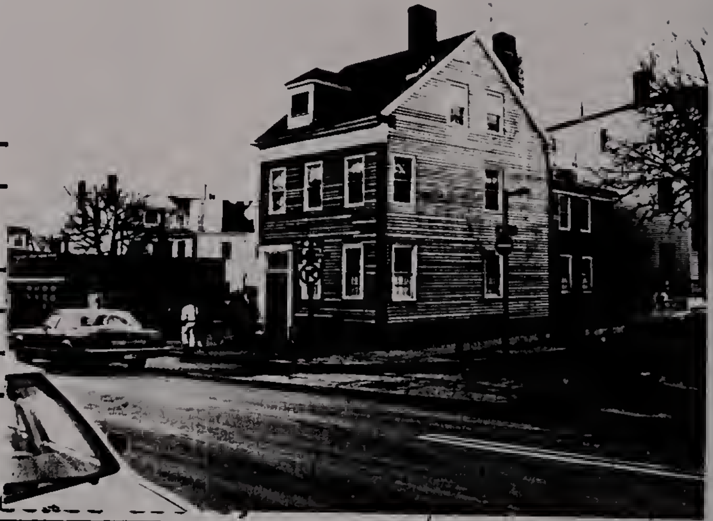
(Map)

Bibliography – Maps –1818
Atlases – 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds – 501:11, 374; 721:8, 781:570, 801:531
1001:374.
Mallory – "Panoramic View From Bunker Hill Monument" –1848

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___
Agricultural	___	Education	___
Architectural	x	Exploration/ settlement	___
The Arts	___	Industry	___
Commerce	___	Military	___
Communication	___	Political	___
Community/ development	x		



Significance (include explanation of themes che

represents the work of "house carpenter" David Preston and/or ships carpenter Thomas Fowles. David Preston was active in Charlestown building trades from ca. mid 1840's – ca. 1870. In 1848 he resided at 18 Green st. By 1856 he was working at 39 Lexington st. and lived at 2 Madison Ave. By 1860 he lived at 7 Concord st. He is last listed in Charlestown in 1868 – at that time he lived at 7 Concord st. Further research is needed on Thomas Fowles "ship carpenter" (presumably working at the Charlestown Navy Yard). David Preston purchased this lot from Thomas Hammett, Charlestown "spar maker" on April 28, 1847. This house does not appear on the 1848 "Panoramic view from Bunker Hill". Buildings are first mentioned on this lot in a deed dated 16 August 1855. Preston sold the "land with buildings thereon" to Thomas Fowles, "ship carpenter" for $3,000.00. Fowles, in turn, sold this house to Mary Ann Page, for $3,500.00 on Feb 4, 1859. On July 31 1867, William R. Page (occupation?) sold #170 Bunker Hill st. to Emily S. Bryand wife of John Bryant for $4,000.00. John Bryant is

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

listed in the 1870 Charlestown Directory as "hats, etc.", 150 Washington st., house 170 Bunker Hill st. "[evidently no relation to the John Bryant family at 27 Wood st., late 19th c.] Bryant owned 170 Bunker Hill st. until at least 1892. By the early 1900's his wife Emily S. Bryant is listed as this property's owner.

The Northeast side of Breeds Hill and Bunker Hill were upland pastureland until as late as the early 1840's. By the late 1840's this area was starting to be developed with primarily wood-

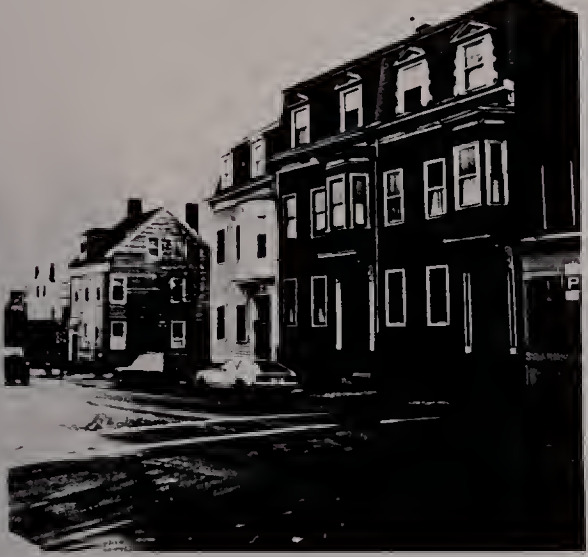
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

frame dwellings. House construction was spurred by an expanding Boston area population as the result of immigration from Ireland, Scotland etc – also in-migration – Yankee farmers comming "down" from Vermont, New Hampshire. Evidently the Bunker Hill Monument, completed in 1842, attracted much attention to Breed's Hill and vicinity. Trenton st. is shown on the Mallory Panoramic view of Charlestown / Boston (1848) as a dirt road with no extant housing (other streets in the area were more

OSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 172,174/176 Bunker Hill Street COR. Trenton st.

NAME ______ present ______ original



MAP No. 29N-12E SUB AREA east

DATE 172= 1868-69 Middlesex Deeds, Directories
174/176 = June-November 1870 Middlesex Deeds
source

ARCHITECT ______ source

BUILDER H.C. Stevens source Middlesex Deeds

OWNER 172= H.P. Gardener
174= Miegs and Headly
176= H.C. Stevens
original ______ present

PHOTOGRAPHS CT-1-4/2-86

TYPE (residential) [✓ single] #172 [✓ double] #174/176 row 2-fam. 3-deck ten apt.
(non-residential)______

NO. OF STORIES (1st to cornice) 2 plus basement, mansard

ROOF______ cupola______ dormers______

MATERIALS (Frame) [✓ clapboards] #172 [✓ shingles] #174/176 stucco asphalt asbestos alum/vinyl
(Other) [✓ brick]-side walls #'s 174/176 stone______ concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of mansard Italianate houses: constructed of wood - #174/176
are double mansards w/ brick side walls. #172 appears to have been recently renovated - possessed
side-hall plan, 3-bay main facade, retains clapboards - entrance flanked by pilasters, topped
by bracketed doorhood which supports apron pannelled oriel. Edges of bldg. accented by
narrow base, corner and fascia boards. Paired brackets appear at cornice. Straight-sided
mansard roof, pair of dormers. Double mansard houses at 174, 176 - rise 2-stories from brick
basement, side all plans, recessed entrances on 3-bay main facades. Entrance enframe-
ments consist of pannelled pilasters. Bracketed doorhoods support octagonal oriels w/ bracketed

EXTERIOR ALTERATION [✓ minor] moderate drastic modern shingle siding on #'s 174/176

CONDITION [✓ good] #172 [✓ fair] 174/176 poor______ LOT AREA 172-1234
174-1231
176-1198 sq. feet

NOTEWORTHY SITE CHARACTERISTICS prominently sited at corner of Bunker Hill st and
Trenton st.

cornices. Bldgs clad in modern shingles.
#174/76 culminate in fascia board w/
paired brackets at cornice. Bldg. crowned
by straight sided mansard roof. #176 re-
tains slate shingles. Pair of dormers on
#176 exhibit curving side enframements
-relatively (Map) rare dormer treatment
for Charlestown. Like #174's dormers #176's
dormers are crowned by pedimented gables.

SIGNIFICANCE (cont'd on reverse).

Together with the Greek Revival house
at #170 Bunker Hill st. (See Form), This
trio of mansard houses provides a
good introduction to Trenton st's
interesting collection of mid-late 19th c.
wood frame row houses. #'s 172, 174/176
Bunker Hill st. are good examples of

Bibliography - Maps - 1818, 1852
Panoramic view of Bunker Hill - 1848
Atlases 1868, 1875, ~~1885~~, 1892, 1901, 1911
Charlestown Directories - 1834-74
Boston Directories - 1875 - 1911
Middlesex Deeds - #172 - 1011: 365
#174 = 1101: 259, 1137: 359

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/ development X

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)
ca. late 1860's/early 1870's wood frame mansard / Italianate housing
#176 Bunker Hill st's dormers - with their curvilinear side enframements and pedimented gable rank among the more elaborately rendered 19th c. dormers in Charlestown. These houses may represent the work of H.C. Stevens, mason (directory work is needed on H.C. Stevens, in 1870 he is listed as a mason at 4 Polk st., Charlestown). H.C. Stevens is listed at 176 Bunker Hill st. by 1875. #172's lot was purchased from William Hurd by Henry P. Gardener, "rope maker, Navy Yard" on November 2, 1867. [as early as 1818, #172-176's lots are shown to be part of a much larger tract of pasture land belonging to a Josep Hurd]. Gardener is first listed at 172 Bunker Hill st in 1870. #172 was evidently built ca. 1868-69. #'s 174-176 Bunker Hill st. were apparently built at some point between June and November 1870. On June 1, 1870, Charles W.H. Meiggs and Arthur Angers Headly (both of Charlestown, occ?) paid Wm. Hurd $1,140.00 for #172's lot - the Hurd/Meigs etc. deed does not mention buildings on the property but does mention a party wall to be shared with Mrs. Adeline Gardner. Meigs and Headly sold #174 w/ "the buildings thereon" to Freeman S. Atkins of Charlestown for $6,000.00 on November 19, 1870 (thus 174 and presumably 176 were built between June - November 1870. By 1892 this trio's owners included

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)
Ellen Powers - #172, Charles F. Atwood - #174, Frank R. Tackaberry, cutter, 44 North st., #176. During the early 1900's Powers and Tackaberry are still listed as owners, while #174 was owned by Mary O. Atwood.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

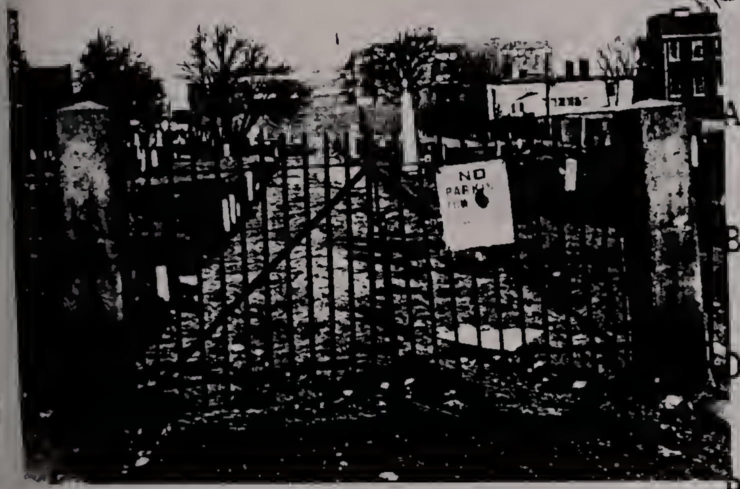
OSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 197A Bunker Hill St COR. betw. Polk and Elm sts.

NAME Bunker Hill st. Cemetery "burial place.... for the use of the poor of Charlestown"
present " original

MAP No. 29N-12E SUB AREA east

DATE 1807 Middlesex Deeds
source



ARCHITECT ____
source

BUILDER ____
source

OWNER "Trustees for the Poor of Charlestown / City of Boston
original present

PHOTOGRAPHS CT = 1- 3- 4, 5 - 86

YPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] burial ground
Grave markers

O OF ~~STORIES~~ (~~1st to cornice~~) aprox. 250 on 1acre plus —

OOF — cupola — dormers —

ATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

RIEF DESCRIPTION Long, rectangular burial ground - iron fence w/ ca. early 19th c. granite gate posts border Bunker Hill st. East and West sides bordered by backlot lines of houses bordering Polk St. and Elm st., respectively. Burial ground originally stretched from Bunker Hill st. to Mystic River - by mid 19th c. buriall ground's central path terminated at Prescott Elementary School (replaced by modern school complex).

XTERIOR ALTERATION [✓ minor] moderate drastic ____

ONDITION good [✓ fair] poor ____ LOT AREA 48,000 sq. feet

OTEWORTHY SITE CHARACTERISTICS iron fence, substantial granite gate posts, grass and dirt covered central path, aprox 250 grave markers - including several obelisks - granite seems to be the principal grave stone material!

SIGNIFICANCE (cont'd on reverse)

Established in 1807, the Bunker Hill st. Cemetery is Charlestown's second Cemetery. It is a reflection of the town's rapid recovery and growth following the American Revolution. The property lies on the site crossed by British fortifications in the Battle of Bunker Hill. The Bunker Hill st. Cemetery was established to serve as a potters field for the poor of Charlestown.

(Map)

Bibliography - Maps - 1818
Atlases - 1875, 1885, 1892, 1901
Mallory "Panoramic View from
Bunker Hill Monument" - 1848
Middlesex Deed - 173:15
"City of Boston Historic Burying Ground Sites"

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural ____
The Arts X
Commerce ____
Communication ____
Community/development X

Conservation X
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political X

Recreation ____
Religion X
Science/invention ____
Social/humanitarian X
Transportation ____

Significance (include explanation of themes checked above)

On 5 March 1807, Richard Frothingham, Daniel Tufts, Timothy Thompson Jr. Thomas Rand and David Goodwin Jr., Thomas Rand and Peter Tufts Jr. Selectmen, John Larkin, James Frothingham, John Carter, David Goodwin, Thomas Miller, "deacons all of Charlestown and trustees of the Poor of said Charlestown sold the land that would become the Bunker Hill St. burial place to David Devens, treasurer of the town of Charlestown for $3,500.00. This land was "to be occupied and improved as a burial place". Its boundaries were as follows: "Beginning on a street leading from Bunker Hill and running north 36° east on land of Deacon John Larkin there measuring 756' thence running south 58° east bounded on Medford River, there bounded 128' thence turning and running south 36° west on land of Moses Brown there measuring 756' from thence northwesterly by the aforementioned street to the first mentioned bounds there measuring 130' - being the same land which was sold to the selectmen and Deacons of the town of Charlestown for the use of the Poor of

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

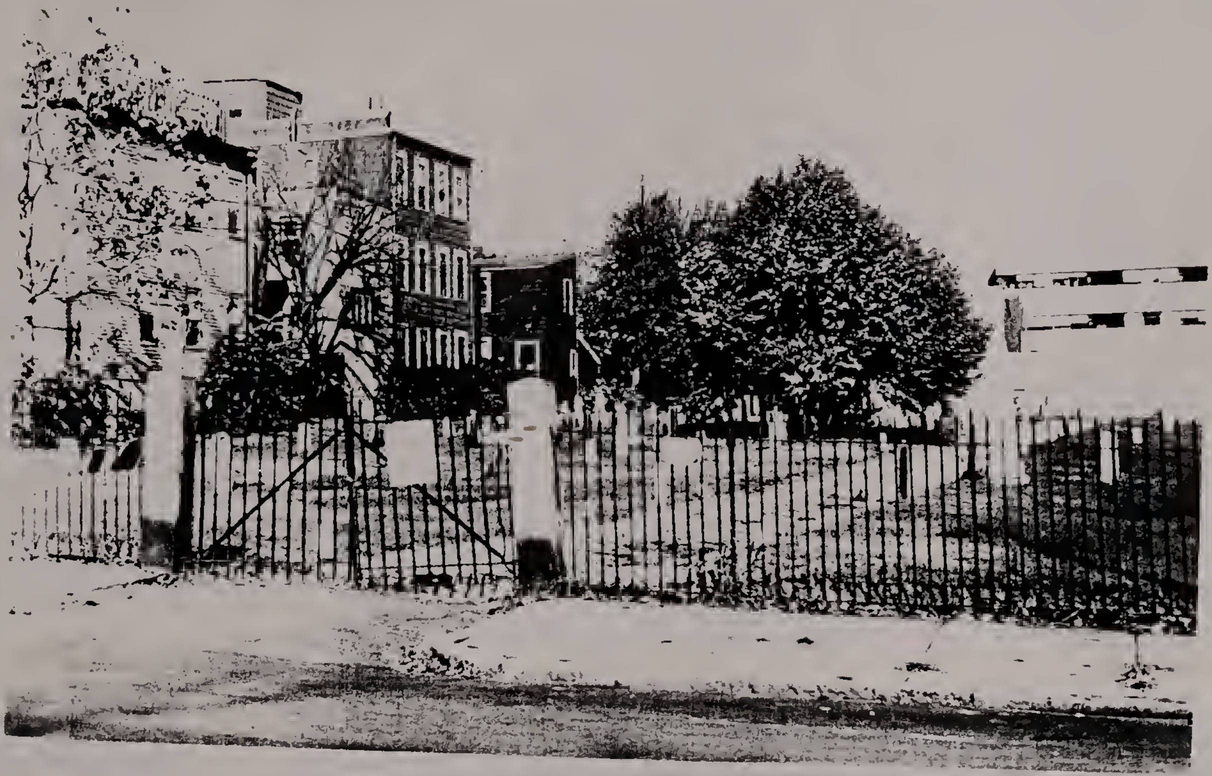
said town and containing 2½ acres more or less." Over time, this cemetery has been reduced in size to one acre. During the early 19th c., the northeastern slopes of Bunker Hill were characterized by pasture lands and little else - the brick gambrel house at 238-240 Pearl St. (ca. 1800?-by 1821) was the only structure in this area - most of Charlestown's inhabitants lived in areas bordering Charles River Bay/Boston Harbor, along Main St and at Charlestown

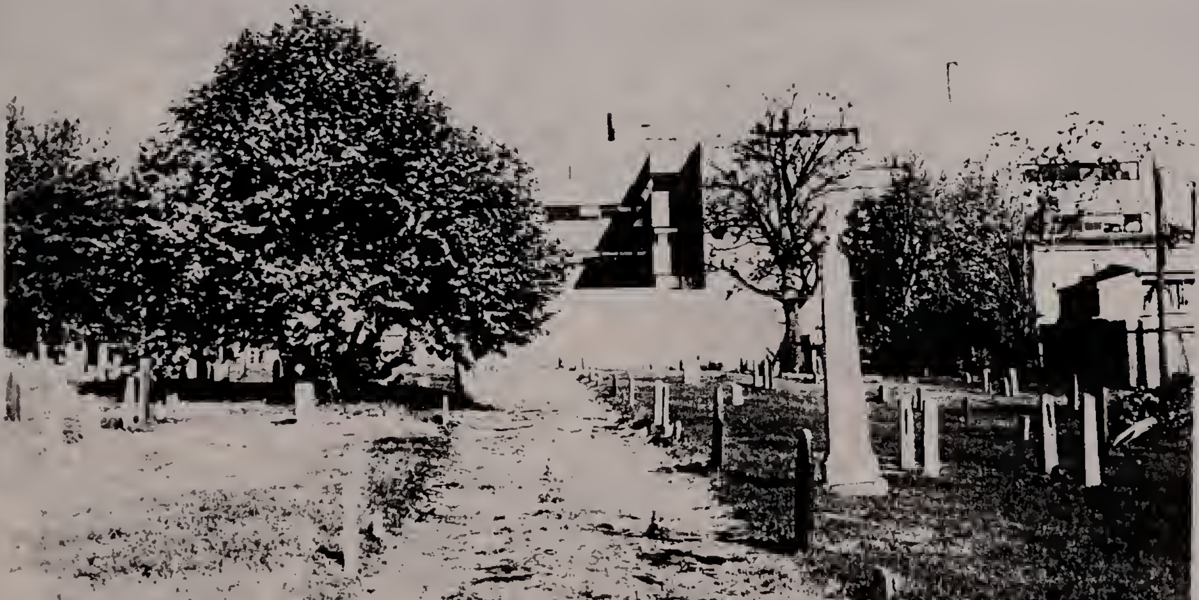
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Neck. The 1818 Peter Tufts map indicates that at that time this cemetery retained its dimensions and abuttors mentioned in the 1807 deed. In 1824 the decision to move the Alms House from the vic. of the Training Field to what is now Elm St (between Bunker Hill St and the Mystic River) was undoubtedly influenced by the new site's proximity to this "burial place for the Poor of Charlestown". By the mid 19th c. this burial place had lost 1½ acres - its new eastern terminus became the school yard of the Prescott Elementary School. Thi

[illegible] Irish Americans.

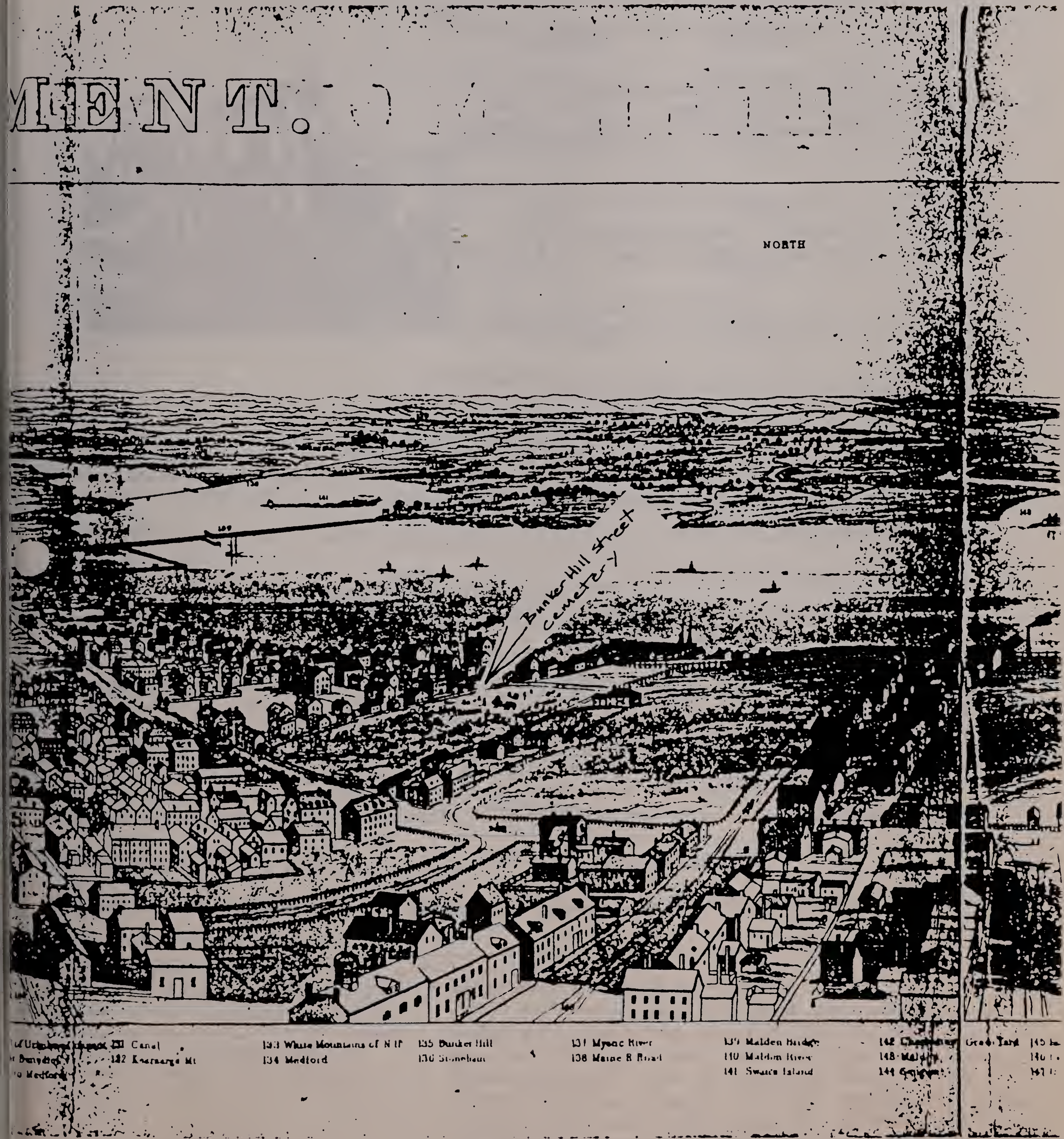
Bunker Hill ST. CEMETERY - 1807





Looking toward site of old Prescott School (no longer extant, burial ground originally extended all the way to The Mystic River).

R. Mallory "Panoramic View From Bunker Hill Monument" - 1848

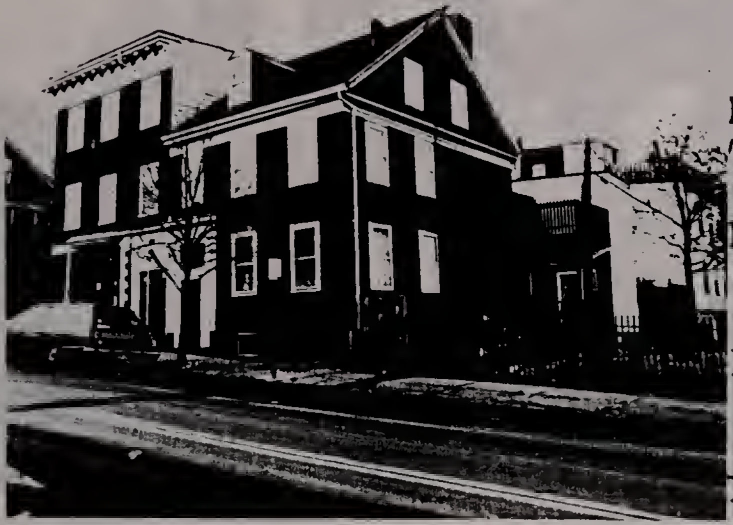

MENT.
NORTH
Bunker Hill street cemetery
131 Canal
132 Kearsarge Mt
133 White Mountains of N.H.
134 Medford
135 Bunker Hill
136 Stoneham
137 Mystic River
138 Maine R Road
139 Malden Bridge
140 Malden River
141 Swans Island
142
143 Malden
144
Grav. Yard

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS 207, 209/211 Bunker Hill st. COR. Treton st.

NAME ______ present ______ original

No. 29N-12E SUB AREA east



E 207 - ca. 1838 209/211 - 1838. 1850's alterations
1848 - Panoramic View of Charlestown - Middlesex Deeds, Directories
source

HITECT ______
source

LDER 207 } Moses P. Worthen - "housewright" 209 } Richard P. Corey - "painter" Deeds
source

ER 207 209/211 } Richard P. Corey
original present

PHOTOGRAPHS CT-1-3/6, 4/1-'86

TYPE [✓ (residential)] single (originally) [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) #207 - 2 209 - 3 plus 207 - basement / attic 209 - basement

ROOF 207 - gable 209 - flat cupola — dormers 1 on B.H. st. facade

MATERIALS #207 + 209/11 [✓ (Frame)] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION #207 - Side hall plan, wood frame, wood shingle-clad Greek Revival
house - 2 stories - entrance paired w/ #209/211. Panelled Doric pilasters flank re-
placement outer door/transom. In general windows are simply enframed and contain 6/6
wood sash. House stands w/ end wall gable to burial ground. Fascia and side boards
at cornice. Pedimented attic. Gable roofed dormer at center of main facade roof slope.
#209/211 may have been identical to #207 - transformed from gable roofed Greek Revival
house to 3-story, flat roofed Italianate commercial/residential bldg. ca. 1850's?

EXTERIOR ALTERATION [✓ minor] #207 moderate [✓ drastic] 209/11 probably originally identical to #207 207 - 1456

CONDITION [✓ good - fair] poor ______ LOT AREA 209/211 - 1375 sq. feet

NOTEWORTHY SITE CHARACTERISTICS #207 is adjacent to burial ground. #209/211 prominently sited on corner lot.

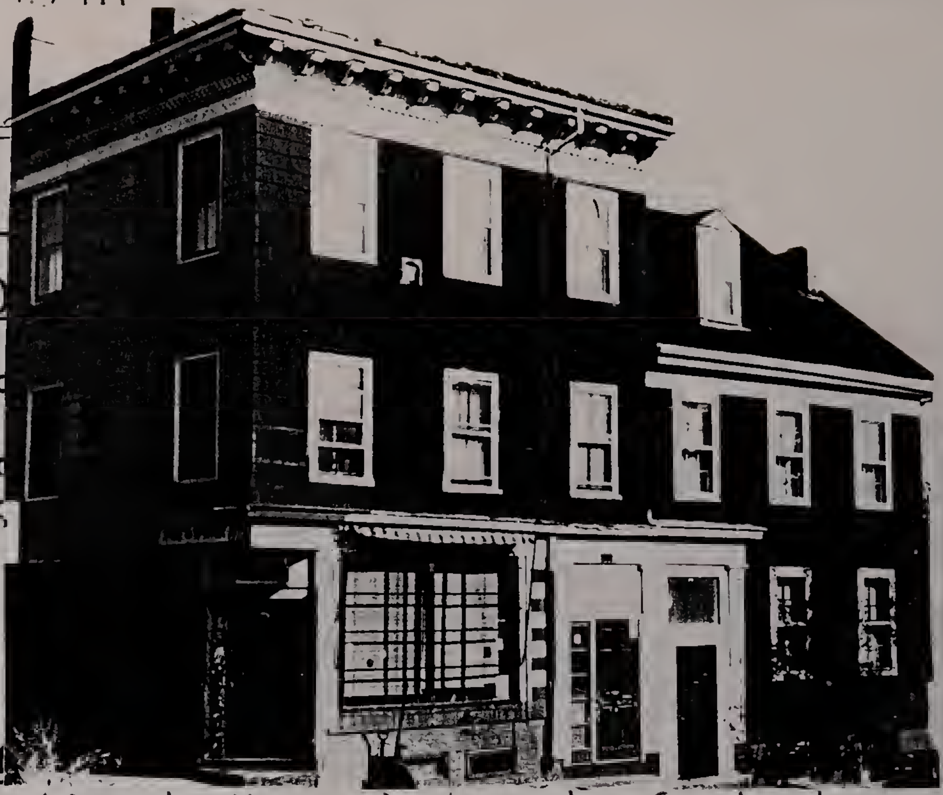
209/11 "Side hall plan, corner store front, entrance
paired w/ #207 - modified pi-
lasters and entablature. Partic-
ularly noteworthy is the deed
cornice w/ closely spaced
scroll brackets.

(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, #'s 207 and 209/211 Bunker
Hill st. may represent a 2½ story Greek Revival
double house whose northeastern half was
transformed into a 3-story flat roofed
structure ca. 1850's. Paired entrances with
Greek Revival enframements provide evidence
that these buildings were originally identical.

Bibliography — Maps - 1818
Panoramic View — 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834-74
Boston Directories — late 19th c.
Middlesex Deeds - 370: 179, ~~78~~
781 : 239 - #207



Moved; date if known

Themes (check as many as applicable)

Aboriginal		Conservatic
Agricultural		Education
Architectural	X	Exploration settlemer
The Arts		Industry
Commerce		Military
Communication		Political
Community/ development	X	

Significance (include explanation of

For many Years #209/211 contained the West India Goods store of Hopley Meserve and son.

#207 was built ca. 1838. On December 12, 1837, Moses P. Worthen, "housewright" sold this houses lot to Richard P. Corey, "painter" for $300.00. It is likely that Worthen was #207's builder (and the builder of 209/211 in its original condition). Moses P. Worthen was active in Charlestown building trades from c. 1835 - early 1860's* During the 1840's he lived at # 35 High st. opp. Franklin, and at 189 Medford st. during the 1850's - early 1860's. Richard P. Corey "painter" may also have been involved in this house's construction. During the 1840's / 50's this house was owned by a Zilpah Vose. By 1858 this house was acquired by Susan A Palmer.
*Susan A. Palmer owned #207 until at least the early 1890's.

#209/211 Bunker Hill st's corner store for many years contained the West India Good store (also described as a grocery store) of Hopley Meserve and Son. In 1845 Hopley Meserve is listed as a "trader", Bartlett corner School. By 1852 Hopley, Meserve and Son West India Goods was located in 209/211. Evidently the Meserve

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

family operated a grocery store here until at least the early 1890's.

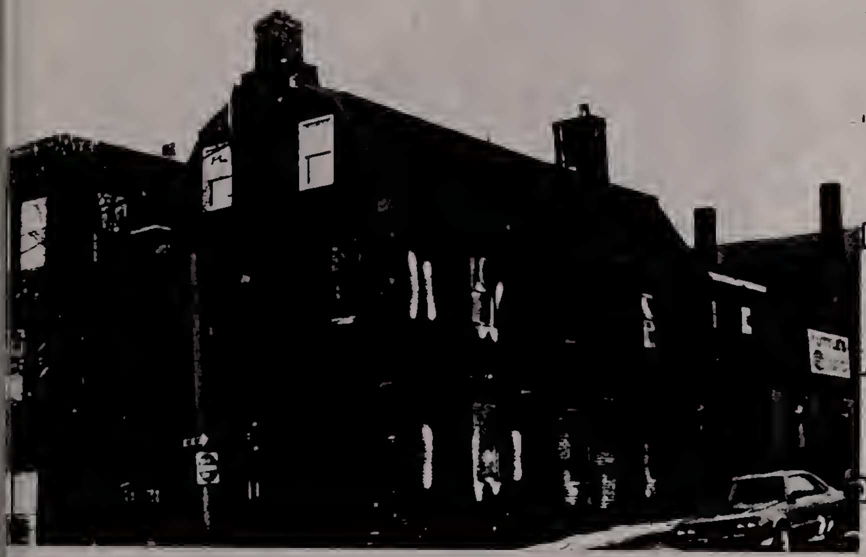
* Moses Worthen built #29 Elm st. Ca. 1837/38 - see Form - also 54 Elm st (see Form).

* Susan A. Palmer's husband was George W. Palmer, "sawyer, Navy Yard" during the 1860's.

Note: The 1848 Panoramic View of Charlestown indicates that #'s 207 and 209/211 were, in fact, identical halves of a double house.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 238,240 Bunker Hill St. COR. Pearl St.

NAME ______ present ______ original

No. 29N-12E SUB AREA Salem Hill: Elm-Walker Sts.

c.1800-1810 stylistic source

ITECT ______ source

DER ______ source

ER Trustees of Phillips Academy (?) original present

PHOTOGRAPHS C-town 4/1,2.86

TYPE ([✓ residential]) [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)______

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OOF gambrel cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
([✓ Other]) [✓ brick] stone______ concrete iron/steel/alum.

BRIEF DESCRIPTION Early 19th c. masonry vernacular gambrel roofed house. Rises 2-stories on Bunker Hill St. side and 3-stories on rear wall. Gr. fl., Bunker Hill St.-side shows evidence of storefront. Modern brick covers area from ground level to just above 1st fl. windows and consists of 6 rows of stretcher bricks to one row of header bricks. The upper fl. exhibits 7 rows of stretcher bricks to one row of header bricks. Windows of unaltered upper floors exhibit 6/6 wood sash and windows are fully enframed with round mouldings. Bldg. enclosed

EXTERIOR ALTERATION minor [✓ moderate] drastic ground fl. reworked as storefront c. late 19th c.

CONDITION [✓ good] fair poor______ LOT AREA 1133 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Situated on edge of Bunker Hill south slope's incline.

by gambrel roof w/return eaves. The narrowness of the 2-by end wall Gables suggests a 19th c. rather than an 18th c. Gambrel profile. Maintentance (Map) was probably originally located at center of B.H. St. facade. Entrance presently located on 2-story side ell. Rear wall exhibits reworked windows of various sizes at ground level.

SIGNIFICANCE (cont'd on reverse) #238, 240

Bunker Hill St. is significant as a rare Boston area early 19th c. masonry vernacular Gambrel roofed house. Although its ground floor (Bunker Hill St. facade) was reworked c. late 19th c. to accommodate a store front, it retains its distinctive form and gambrel end-wall gable profile. The brick work of its upper floor and one half has been undisturbed. Still intact are its windows rounded moldings. The narrowness of the end wall gambrel gables suggests a construction date of c. early 1800's. This house is

Bibliography: Maps--1818, 1833, 1839, 1848, 1851
Atlases--1875, 1885, 1892, 1901
Charlestown, Boston Directories
Middlesex Deeds
S.P.N.E.A. Photo file
Hunnewall--A Century of Town Life

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

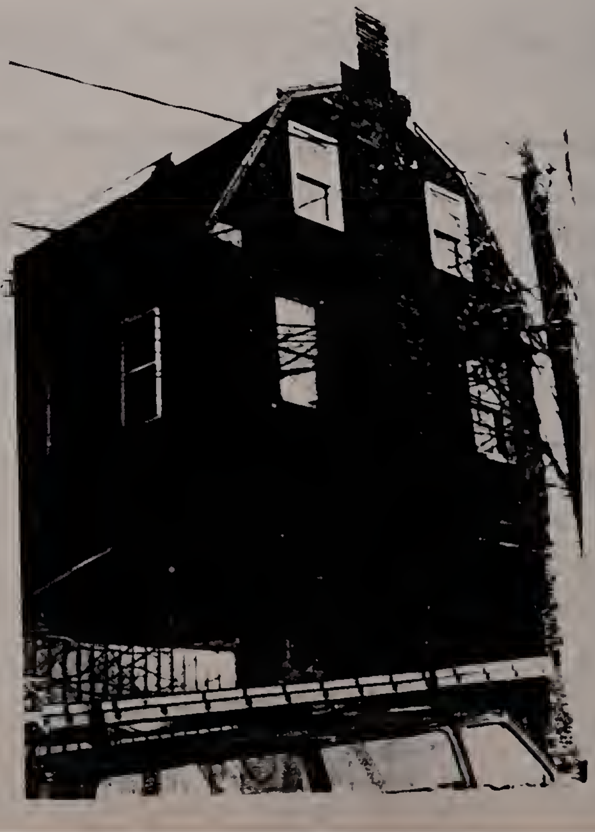
Significance (include explanation of themes checked above)

difficult to date via deeds as many deed index entries exist for Trustees of Phillips Academy, its pre-1821 owner. The Trustees of Phillips Academy do not appear as Charlestown grantees in the indexes before 1800. On May 25, 1821, Gardner Whitin, Victualler paid the Trustees of Phillips Academy $1900 for this property. Whitin is described in the deed as already occupying the property. (See Middlesex Deeds 237:371, on Sept. 11, 1824 Gardner Whitin sold "a certain parcel of land with a brick dwelling house and other bldgs" to Mary B. Stone (256:313). Mary B. Stone (later Shaw) sold this house to Thomas Hooper, Esq. in October, 1837 (368:334) for $1500.00. Hooper held onto this property for ten years, selling it to Samuel M. Felton for $3,000.00. Felton was a land surveyor, responsible for several mid-19th c. Bunker Hill-area plans. He is referred to as a "civil engineer" in a deed of 6/20/1848--at that time Jacob Foster paid Felton $1400 for this property (521:419). Forster, a merchant, sold it to James McLaughlin of Boston, laborer, on Sept. 12, 1853 for $140.00 (611:551). McLaughlin owned it until at least 1875. He is probably the same James McLaughlin listed in the 1874 Charlestown Directory as "at gas works", house 53 Baldwin St. A c. late 19th c. 5 P.N.E.A. photograph of Bunker Hill St. indicates that a grocery store was located on 238/240's ground floor. Bunker Hill St. was "opened" in 1783 but probably existed as a colonial north-south highway. Evidently, this house stood in isolation until the 1840's. Up until that time it stood on the north western most fringes of the town's residential area. By the late 1840's, construction of substantial rowhouses was underway. Further research is needed to unravel the Trustees

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

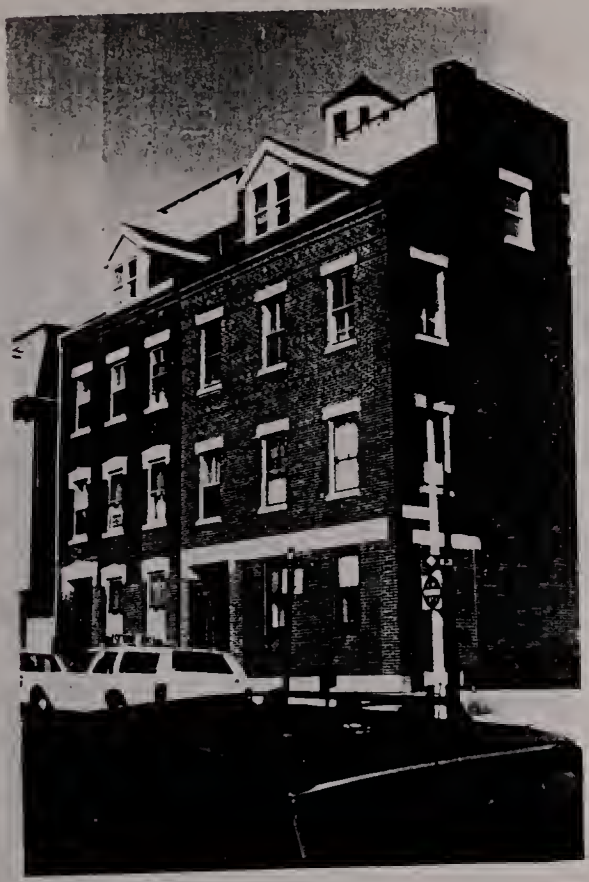
of Phillips Academy deeds to determine the original owner and date of construction.

Bibliography and/or references (such as local hi
records, early maps, etc.)



BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 249, 251 Bunker Hill Street COR. Betw. Pearl and Allston Sts.



NAME ____

present original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slope Elm St-Short St.

DATE 1849-1850 Middlesex Deeds

source

ARCHITECT ____

source

BUILDER James Hobard and/or Dolphin D. Taylor deeds

source

OWNER ____

original present

PHOTOGRAPHS C-town 7-1/6-86

TYPE [✓ residential] single double(2 unit) row) 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement, attic

OF gable cupola modern addition (?) dormers 1 double per building

ATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Two brick Greek Revival row houses, 3-stories tall, enclosed by gable roof-linked chimneys border Allston St side of the roof. 3-bay main facades, recessed side hall entrances: #249 features simple granite sills and lintels-windows contain 2/2 wood sash. #251 exhibits flat pedimented lintels. The attic level has been recently re-worked w/modern (but compatible) double dormers, roof deck railing and octagonal cupola. The 1st floor of #249 has hew brick work-perhaps indicating that a corner store was located here.

EXTERIOR ALTERATION minor [✓ moderate] drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 244-1502 251-1546 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse) These buildings are part of Bunker Hill St's remarkably intact collection of late 19th c. red brick row houses. Prominently sited at the corner of Allston and Bunker Hill Sts, these Greek Revival masonry houses are characterized by planar surfaces, simple granite sills and lintels, three brickwork string courses at 3rd fl/cornice level and linked chimneys-a retardataire feature that was employed as far back as the early 18th c. in coastal New England masonry residences. The attic area appears to have been recently reworked, but the new double dormers, cupola and even the roof deck are in

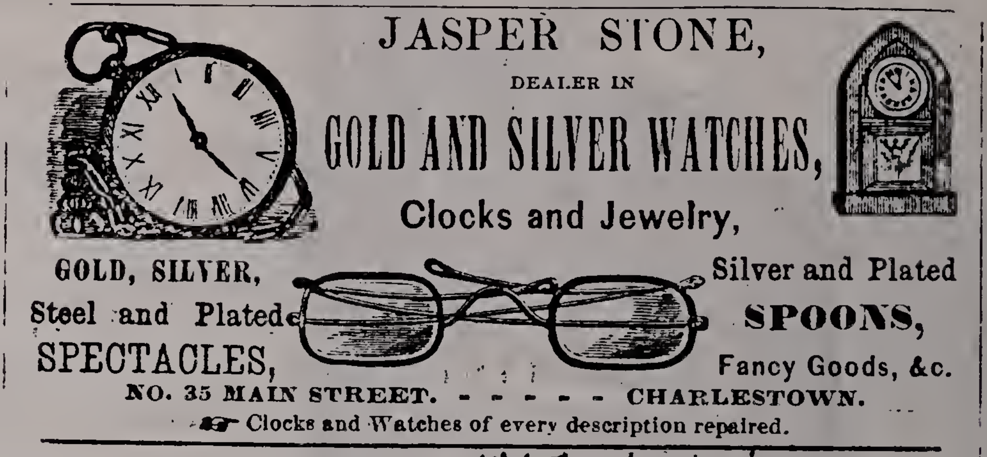
A

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1850-1874
Middlesex Deeds / "Souvenir of Charlestown and Bunker Hill Monument, 50th Anniversary of the Dedication of Bunker Hill Times, Charlestown, MA (1843-1893). 1893

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal	____	Conservation
Agricultural	____	Education
Architectural	xx	Exploration/ settlement
The Arts	____	Industry
Commerce	xx	Military
Communication	____	Political
Community/ development	xx	



JASPER STONE,
DEALER IN
GOLD AND SILVER WATCHES,
Clocks and Jewelry,
GOLD, SILVER, Steel and Plated SPECTACLES,
Silver and Plated SPOONS, Fancy Goods, &c.
NO. 35 MAIN STREET. - - - - - CHARLESTOWN.
☞ Clocks and Watches of every description repaired.

1865 - Charlestown Dir.

Significance (include explanation of themes checked above)

keeping with the spirit of the original design. These houses have historical associations with prominent, mid 19th c. grocer (later jeweler) Jasper Stone.

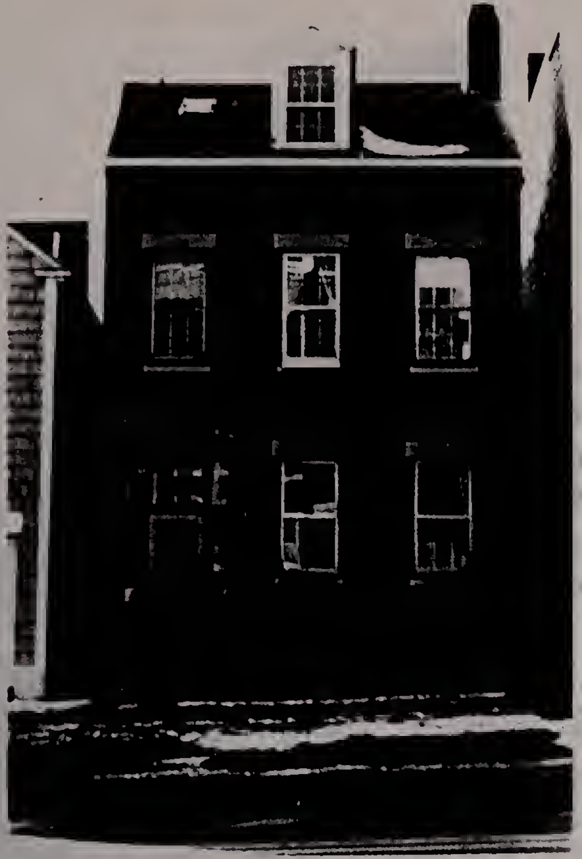
#251 and 249 Bunker Hill St. were built c. 1849. For many years, #249 was the home of Jasper Stone, west India goods dealer and later clock and watch shop owner. Stone owned #251 as well as 249 until c. 1870. On April 14, 1849, Jasper Stone paid Porter Cross of Charlestown "mover of buildings", $1,092.00 for "a certain parcel of land, being the southeasterly part of lot #9 on a plan of George Cook's land (see Middlesex Deed 541:30). Cross had purchased this land from Dolphin D. Taylor and John P. Hobard. During the early 19th c. these lots were part of Enock Cooks upland pasture land-Allston St. evidently follows the boundary line between the Cook and Deacon Larkin lands. In any event, Taylor and/or Hobard probably built #249, 251 Bunker Hill St. Hobard is listed as a mason in Charlestown Directories from 1842-1864. In 1842, he boarded at 17 School St. In the 1860 Charlestown Directory, "California" appears between his trade and home address (13 Elm St.). Hobard is last listed at 13 Elm St. in 1864. Dolphin D. Taylor was a prolific Charlestown builder, active c. 1845-early 1890's. In 1845 he is listed as a mason at 20 Green St. By 1860, he lived at Summer St. From c. 1870-early 1890's he lived at 31 Oak St (see Form). Examples of Taylor's work include: the Italianate brick row at 46-60 Baldwin St (1856, in conjunction w/Charles W. Wellington) and brick Italianate houses at 23-25 Oak St (c. 1865). #249 and 251's original owner, Jasper Stone, was born at Weare, New Hampshire, August 26, 1818. He moved to Charlestown with his parents, Phinehas and Hannas Stone in 1824. He bagan his commercial career as a grocer. He was initially apprenticed to his eldest brother Phinehar J. Stone. In 1850 (about the time he moved into #249) he gave up the grocer and started a jewelry business, occupying a store in the old City Hall (later business addresses included 35 Main St. and 45 Main St.) For many years he worked with his son Jasper W. Stone. Among Stone's customers were U.S. Navy officers-this naval connection provided Stone with entre to a nationwide repair trade. He served on the Board of Aldermen and was a prominent member of the Life and Advent Union (religious improvement and counseling service). He retired from business in 1882, wintering in Florida, Southern California, Wyoming andColorado. He died on Dec. 4, 1892 at the age of 74.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Jasper Stone owned 251, as well as 249 until c. 1870-by that time Patrick Hannon, baker, owned #251 (he worked at 7 Hill's Row). By 1901, Mary E. Doherty owned #249 and a Bridget Kilgallen owned #251.

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ___ /Area Charlestown



ADDRESS 252 Bunker Hill St. COR. Pearl and Sullivan

NAME ___ present ___ original

MAP No. 29N-12E SUB AREA Spring Hill:Elm St. Walker St.

DATE 1854-1855 Middlesex Deeds source

ARCHITECT ___ source

BUILDER Jamer Hager Deeds source

OWNER Jamer Hager original ___ present

PHOTOGRAPHS C-town 7-1/4-86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement and attic

ROOF gable cupola --- dormers 1 dormier on MF

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] (stone grnite bsmt) concrete iron/steel/alum.

BRIEF DESCRIPTION Red brick side hall plan late Federal/Greek Revival house with 3-bay main facades featuring low granite block basement. Recessed entranced behind later entrance enframements (e.g., 4-pane transcom arclued side lights). Single rectangular sills and lintels. Windows contain 4/6 wood sash. Brick work dentils at cornici. Gable roof w/pedimented dormers.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 1243 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Bunker Hill St's collection of mid 19th C. buildings.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #252 Bunker Hill St. is significant as a well crafted, chastely rendered late Federal/Greek Revival house. Its main facade is characterized by a pleasing planarity. The simple gray granite sills and lintels contrast attractively with red brick building materials.

James Hager of Charlestown, carpenter, purchased #252 Bunker Hill St's lot from real estate-rich Richard Sullivan, Jr. of Boston, merchant and Francis Cunningham of Milton, clerk, in January; 1854 (see Middlesex Deed 661:410). Hager paid Sullivan and Cunningham $776.87 for this lot. The houses land is lot #87 on Alexander Wadsworth's plan of Jan. 20, 1854. Presumably Hager built #252 in the spring

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1982, 1901
Charlestown Directories: 1840's-70's
Middlesex Deeds: 661:410
The Old Middlesex Canal by Mary Stetson Clarke, 1974

Moved; date if known_______________

Themes (check as many as applicable)

Aboriginal	____	Conservation	____	Recreation	____
Agricultural	____	Education	____	Religion	____
Architectural	xx	Exploration/ settlement	____	Science/ invention	____
The Arts	____	Industry	____	Social/ humanitarian	____
Commerce	____	Military	____	Transportation	____
Communication	____	Political	____		
Community/ development	xx				

Significance (include explanation of themes checked above)

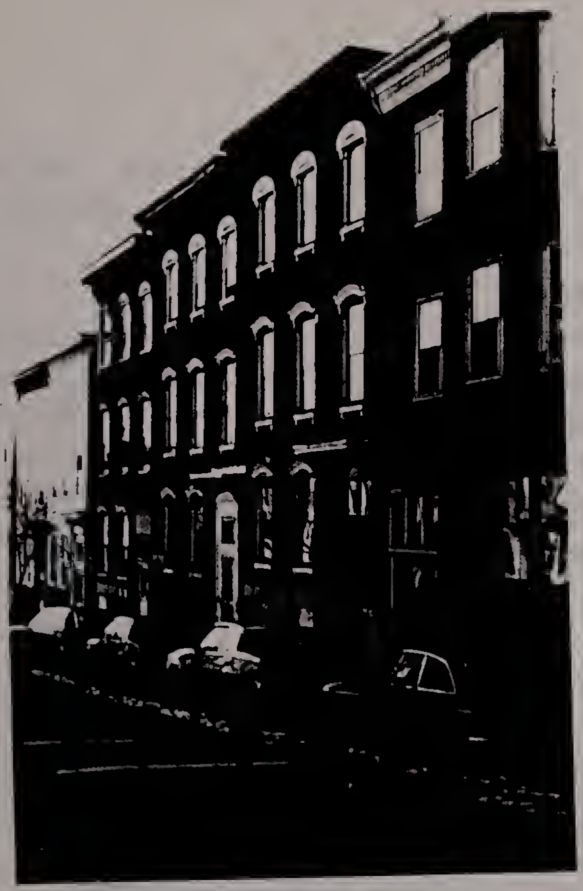
or summer of 1854. He is first cited in the Charlestown Directory of 1845 as Jamer Hagar, mason [also listed is a Jamer Hager Jr., carpenter]--bothHagers are listed at "rear Sullivan." James Hagar is first listed at 252 Bunker Hill St (then 200) in 1856. He owned this property until at least the late 1870's. By 1880, J. Kendall Tyler, lawyer, owned this property. He lived here until at least the early 1890's. During the early 1900's, Catherine T. Donovan and Catherine J.M. McManus (by 1912) owned this house.

Bunker Hill St. is a very old thoroughfare dating back to at least the mid-18th century. $252's lot was part of the exclusive land holdings of Richard Sullivan Sr. and later Richard Sullivan Jr. Richard Sullivan Sr. was the fourth son of Jamer Sullivan, MA. By the 1790's, Jamer Sullivan was one of the wealthiest citizens of Boston and was a prominent lawyer. He became Attorney General in 1790 and was elected Governor of Ma in 1807. [He died in 1808]. Richard Sullivan, Sr was born June 17, 1779 at Groton, MA. He was a lawyer and later co-partner in the Middlesex Canal Associated Boston and Concord Boating Co. [1827]. He acquired extensi land holdings along Sullivan St [1805] and at Charlestown Neck [1810's,20's]. He operated a large tavern at Sullivan Sq. [by 1818]. Richard Sullivan, Jr. was a Boston commercial merchant who sold his father's land from c. 1840's--early 1870's.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No.____ Area Charlestown



ADDRESS 276-280 Bunker Hill St. COR. near Sullivan St.

NAME ______________ present / original

MAP No. 29N-12E SUB AREA Salem Hill:Elm St-Walker St.

DATE c. 1855 Middlesex Deeds (source)

ARCHITECT ______________ source

BUILDER Charles P. Brooke Middlesex Deeds (source)

276=S.P. Adams
278=Wm. Seavey
OWNER 280=Lames Brown (original) ______ present

PHOTOGRAPHS C-town- 5.5/5,6-86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] stone stucco concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of elegant, highstyle masonry row houses, covered with thin layer of stucco (possibly original treatment) w/brickwork showing through. Side hall plans, 3-bay main facades, low granite basements, recessed entrances (originally) w/later outer door and transoms, bracketed door hoods, stone sills, cast iron lintels w/delicate decorative detail, 1/1 wood sash. Deep cornices w/large paired brackets (also cast iron?).

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________

CONDITION [✓ good] fair poor ______ LOT AREA 276-2358, 280-2606, 278-2492 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Bunker Hill St's remarkably unspoiled mid 19th c. streetscape--perhaps only Tremont St in the South End conveys as intact and clear a picture of mid 19th c. Boston-area masonry housing on a major avenue--unmarred by vacant lots, inappropriate exterior alterations, etc.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, these stucco covered masonry Italianate row houses rank among the more substantial and elegant examples of mid 19th c. row housing in Charlestown. Particularly noteworthy are its well detailed cast iron window lintels. The use of cast iron for surface elements on a Charlestown row house (not to mention Boston townhouse in general) is unusual, in and of itself.

For many years these row houses were associated with three Boston fish dealers--Simeon P. Adams (#276), William Seavey (#278) and James Brown (#280).

Moved; date if known_______________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural _____
The Arts _____
Commerce _____
Communication _____
Community/ development _____

Conservation _____
Education _____
Exploration/ settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/ invention _____
Social/ humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

Judging by Middlesex Plans and Deeds, as well as Charlestown Directories, this group dates to c. 1855-1856. 276, 278 and 280's lots appear on a Doane plan of 1855 [#280's land appears as lot #78]. Buildings are mentioned as being extant on this property in a deed dated June 28, 1858 [741:303]--at that time Charles P. Brooke of Charlestown, plasterer, paid Richard Sullivan, Jr of Boston, merchant, $1,532.70 for $276 Bunker Hill St's lot. It is not clear as to when Sullivan or Wellington sold #276-280 to Boston fish dealers Simeon P. Adams (276), William Seavey (278) and James Brown (280). Charlestown Directories indicate that Seavey and Brown were at 278 and 280, respectively, by 1856--indicating a construction date of c. 1855-1856. Simeon P. Adams is listed here by 1860 [he did not purchase #280 until March 29, 1864 when S.P. Adams bought it from John Q. A. Griffin [901:185]. In any event, 276-280 apparently represents the craftsmanship of Charles P. Brooke. He is variously listed as a mason or plasterer from 1840 until the early 1890's. He is listed as a mason at the corner of Green and Bartlett Sts in 1842 and is described as a plasterer at 9 Eden St in 1845. By 1848 he had moved to 40 Green St. Brooke lived on Green St until the mid 1850's. By 1860 he lived at 192 Bunker Hill St and worked at 2 Warren. From c. 1861 until the early 1890's, he lived at 26 Eden St. He is listed as a plasterer as late as 1890. He is not listed in the 1901 Directory. In any event, #276 was owned by S.P. Adams until at least 1875. By the early 1900's an Eliza J. Hartin lived here. #278 was owned by the Seavey family until the mid 1880's. By 1901 Sullivan, Niles, et al, owned this house. #280 was owned by the Brown family until at least the early 1890's. By the early 1900's, it belonged to a John Harvey

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

These houses are perched high on the southern edge of Bunker Hill and possess spectacular views of Boston and Cambridge from their rear windows. The basements are considerably below the grade of Bunker Hill St. These house's lots were part of the extensive land holdings of Richard Sullivan, Sr and Richard Sullivan, Jr. During the early 1800's Richard, Sr purchased several large parcels of land in the vicinity of Sullivan St (originally Greaves or Graves St, laid out c. 1805) from Oliver Holden. Sullivan's purchase stretched from Main St to Bunker Hill St. Richard, Sr was the son of James Sullivan, Mass. Governor (1807) and

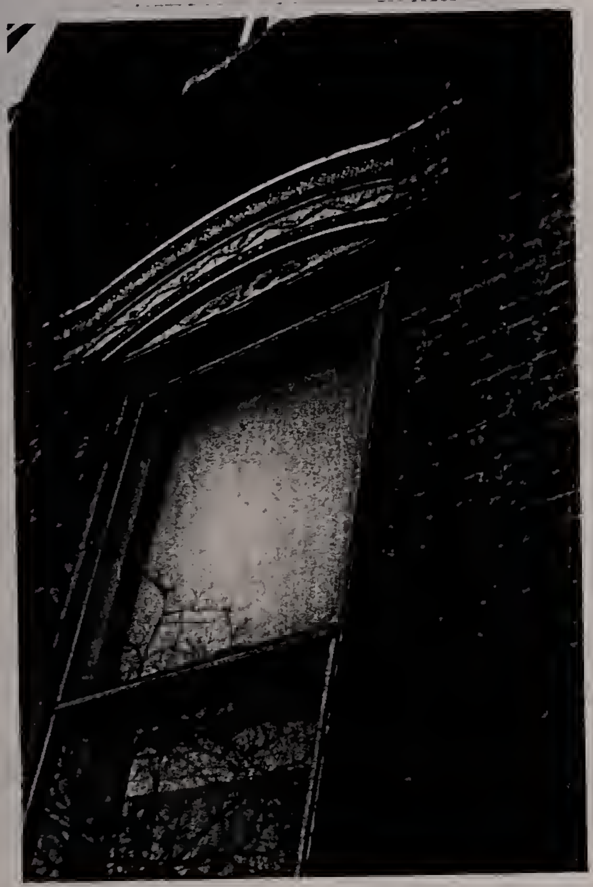
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

President of the MIddlesex Canal. It was the Sullivan family's Middlesex Canal connection that apparently introduced them to Charlestown real estate speculation--the Southern terminus of the canal was located at Charlestown Neck, near Sullivan Sq [linking Boston area with

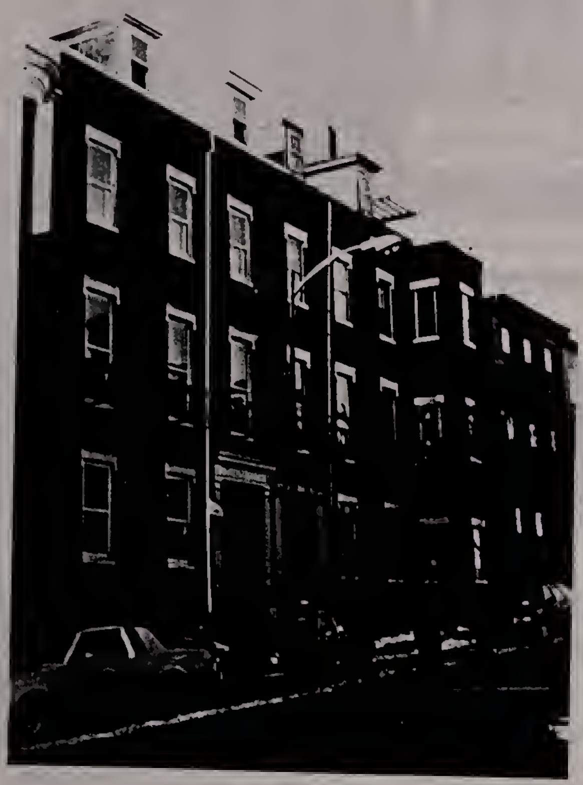
Form No.

Area: Charlestown
Address: 276-280 Bunker Hill St.

Merrimack River and vicinity]. In addition to the Salem St area, Richard Sr (born 1779, Groton, MA) purchased land in the Brighton-Parker-Perkins Sts sectionof Charlestown. By 1818 he operated a large tavern at Sullivan Sq (named foreither James or Richard Sr in 1848) and by 1827 he was copartner in the Middlesex Canal related Boston and Concord Boating Co. During the 1840's-1870's Richard Sullivan Jr, a Boston-based "commercial merchant" and Mt. Vernon St, Beacon Hill resident, was involved in selling off his father's real estate empire. #276-280 Bunker Hill St's lot were sold off at mid point in this land liquidation process. Bunker Hill St dates to at least the mid 18th c. and probably existed as a path at a much earlier date.



BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 284-286 Bunker Hill Street COR. ____

NAME ____ present ____ original ____

MAP No. 29N-12E SUB AREA Salem Hill: Elm St. to Walker St.

DATE 1855-1856 source Middlesex Deeds

ARCHITECT ____ source ____

BUILDER Benjamen Page source ____

OWNER original Benjamen Page present ____

PHOTOGRAPHS C-town--5-5/1,2,3,4,-1986

TYPE [✓ (residential)] single [✓ double] [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus granite basement, attic

ROOF low gable cupola -- dormers 2 per bldgs.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone granite concrete iron/steel/alum.

BRIEF DESCRIPTION High style, double Greek Revival rowhouses w/sidehall plans. Rises 3 stories from granite-faced basement to gable roof. Planar brick surfaces. Simple stone sills and lintels w/tabs. Paired recessed entrances w/Dorie pilasters and cornice headed entablatures. Multi-pannelled walls in recessed entrance-way, 19thc. double doors extant. Ornamental cart iron band runs beneath 2nd fl. windows. Windows contain 1/1 replacement sash.

EXTERIOR ALTERATION minor moderate drastic ____

CONDITION good fair poor ____ LOT AREA 284=3939 286=4069 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Situated at the edge of Bunker Hill's southern slope w/spectacular views of Boston skyline from rear windows.

Raised brick work moldings appear at cornice level. Curious feature, in terms of form, is the 1 bay x 1 bay projecting segment of #286. Still extant are two dormers per bldg.

(Map)

SIGNIFICANCE (cont'd on reverse)

#284-286 Bunker Hill St. are key components in the "wall" of mid-19thc. masonry and wood frame structures lining the Southwest side of Bunker Hill St. They rank among the more sophisticated examples of Charlestown townhouse architecture--in terms of substantial scale and high quality design and craftsmanship. In comparison with South End row houses of the mid-1850's these townhouses are conservative in terms of form (flat front rather than bown front), style (Greek Revival rather than Italianate) and elements (cast iron 2nd fl. railings

A

Bibliography: Maps--1818, 1833, 1839, 1848, 1851
Atlases--1875, 1885, 1892, 1901
Charlestown Business Directories--1834-1874
Boston Directories--post 1874
Middlesex Deeds

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/development __X__

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

were more widely employed on Beacon Hill rowhouses during the 1840s than the 1850s).

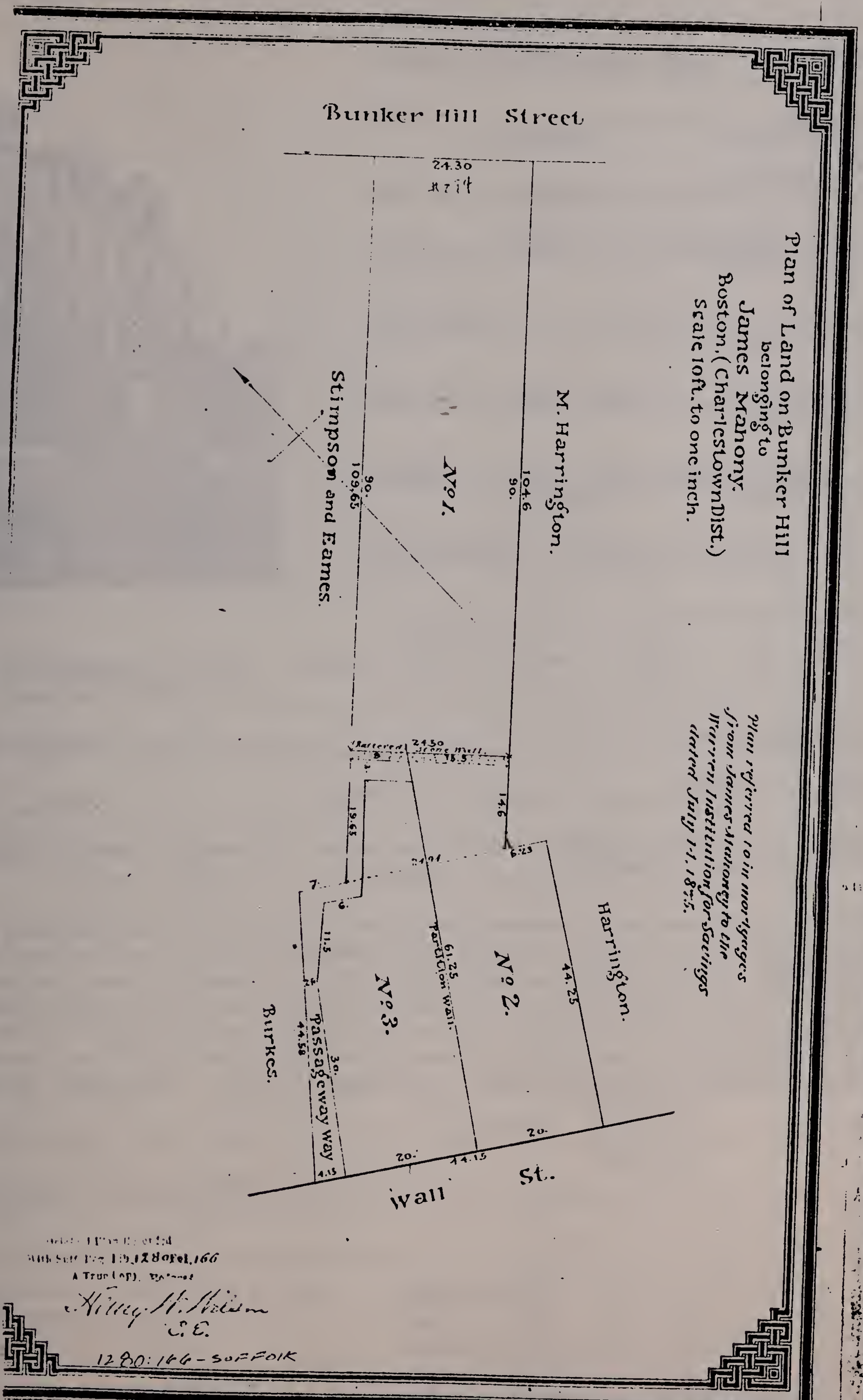
#284-286 Bunker Hill St. represents the work of Benjamin Page, "stone mason". Page was active in Charlestown building trader from 1845-c.1860. He is first listed as a Mason in the Charlestown Directory of 1845. His house is listed as "Bunker Hill". From 1848-1858 he lived at 227 Bunker Hill St. near Pearl or what is now 285 Bunker Hill St. Page is credited w/285-289 Bunker Hill St. (trio of Italianate rowhouses--brick (with cast iron trim, 1850), 101-107 Baldwin St. (Greek Revival row c. 1849-1850) and 2-8 Coral Pl. (wood frame rowhouses off Pearl St., 1847-1848). On 17 May 1855 (711:314), Benj. Page paid Richard Sullivan $2,028.50 for #286's lot. #284's lot is described as "the land conveyed to Oliver Smith by Sullivan and Cunningham (Francis Cunningham of Milton, Clerk). Oliver Smith is first listed here in 1860--occupation: lumber dealer (140 Commercial, Boston) with a wharf at 183 Medford St.; Charlestown. On November 17, 1856 Benjamin Page sold #286's lot and buildings to Richard H. Yarrington of South Abington, master mariner, for $11,000.00. (751:176). Later owners included Isaac H. Frothingham, Josiah Webber Sr. and Daniel Lewis. By 1875, John Donovan, contractor, owned #286, while #284 was owned by Charles F. Newhall, milk contractor (Chas. F. Newell and Alonzo Tower, 5 Main St., Charlestown). By 1901, Patrick Donovan owned #284 and a Margaret Long owned #286.

#284, 286's lots were part of the extensive landholdings of Richard Sullivan Jr., Boston Commercial merchant and Beacon Hill resident. During the early 1800's Richard

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Sullivan Sr. had purchased numerous tracts of land on either side of Sullivan St. from Oliver Holden. By the 1840's the Sullivans began to sell-off their extensive landholdings at Charlestown Neck as well as Sullivan St. and vicinity. Presumably Richard Sr. was introduced to Charlestown land speculation via his father James Sullivan. James Sullivan was Governor of Ma. (1807) and was President of the Middlesex Canal during the 1790's and early 1800's. Completed in 1803, the Middlesex Canal linked the Merrimack Valley with Boston Harbor--the Canal's southern terminus was at Charlestown Neck. The Sullivans' land sales of the 1840s were prompted, in part by the decline of the Middlesex Canal - competition from the Boston and Lowell R. R. (1833), climate and maintainance problems were factors (1850's/early 1860's) that lead to the Canal's dissolution.

Bibliography and/or references (such as lo
records, early maps, etc.)

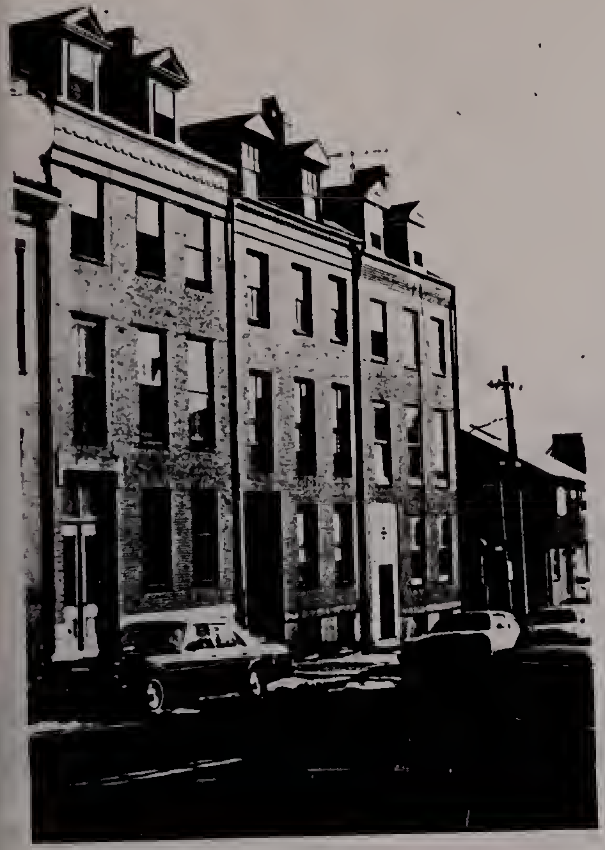

Plan of Land on Bunker Hill
belonging to
James Mahony.
Boston, (Charlestown Dist.)
Scale 10 ft. to one inch.
Plan referred to in mortgages
from James Mahoney to the
Warren Institution for Savings
dated July 14. 1875.
Bunker Hill Street
24.30
M. Harrington.
No 1.
104.6
90.
109.65
90.
Stimpson and Eames.
Battered Stone Wall.
24.50
15.5
14.6
19.63
6.25
7.
6.
11.5
Harrington.
44.25
No 2.
61.25
Partition Wall.
No 3.
30.
44.58
Passageway way
Burkes.
20.
20.
14.15
4.15
Wall St.

[illegible]
with Suff. Reg. Bk. 1280 Fol. 166
A True Copy, Attest

C.E.

1280:166-SUFFOLK

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 285-289 Bunker Hill St. COR. Sackville St.

NAME ______ present ______ original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slope: Elm-Short Sts.

DATE 1850 source Middlesex Deeds

ARCHITECT ______ source

BUILDER Benj. Page source deeds

OWNER original Benj. Page, present Russell Hunthy

PHOTOGRAPHS C-town-- 5.4/5.86

TYPE ([✓ residential]) single double [✓ 3-unit row] 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF gable cupola -- dormers 2 per slope

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
([✓ Other]) [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of flat front Greek Revival townhouses side hall plans, 3-bay main facades w/low granite block basements (2 basement windows per bldg.) Recessed entrances w/later entrance treatments on #285, 289. Simple granite sills. #289 exhibits original entrance lintel bar. Tall windows on 2nd fl. standard size on fls. 1 and 3 w/2/2 sash in tact on #287. Interestingly each cornice area is treated differently w/scallopped slope brick work on #289, dentil-like brick work on #287 and raised narrow brick work corner on #285.*

EXTERIOR ALTERATION [✓ minor] moderate drastic Entrance completely r-worked on #285

CONDITION [✓ good] fair poor ______ LOT AREA 285=1730 287=1733 289=1733 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______

*Each house is topped by a pair of pedimented dormers.

(Map)

SIGNIFICANCE (cont'd on reverse)

Built c.1850, this trio of stately red brick rowhouses exhibits stylistic characteristics of the Greek Revival style, including low granite block basements, planar brick surfaces, recessed entrances and pedimented dormers. These houses are part of Bunker Hill St's collection of substantial mid-19th c. rowhouses.

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/ development X

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

This group represents the work of Charlestown "stone mason" Benj. Page. He was active in Charlestown building trades from 1845 to c.1860. He is first listed in the 1845 Charlestown Directory as a mason, "house Bunker Hill." From 1845-1858 he is listed as living at "Bunker Hill, near Pearl" or 227 Bunker Hill St. Page is credited with the double red brick townhouse across the street at 284-286 Bunker Hill St. (c.1855-1856) and the red brick Greek Revival row at 101-107 Baldwin St. on November 15, 1849. Benj. Page, along w/Russell Huntley, trader, Auras Tuttle and James Tuttle purchased a large parcel of land on Bunker Hill from Robert Robins of New York City, drug broker. This parcel included lots 201-208 on Perham's "plan of bldg. lots on Bunker Hill on Bunker Hill (1837), (see Middlesex Deed 551:80). Huntley, in turn, sold it to Thomas Marshall, trader on 9 March 1855. (701: 337). Russell Huntley is not listed in 1840's Charlestown Directories. In 1852 his employment is listed as "11 N. Market, Boston, house 229 Bunker Hill St., near Pearl. From 1856 until at least the mid-1880's #287 was owned by Thomas Marshall's family. On March 9, 1855, Marshall paid Huntley $5,000.00 for #287 (701:337). Marshall is listed in 1856 as "Cashier, Bunker Hill Bank, house 229 Bunker Hill St. (in 1845 Marshall had been listed at 14 Bow St.) In 1860 #285 was owned by Oliver Smith, "lumber dealer" (140 Commercial St., Boston), #287 was owned by Thomas Marshall and #289 belonged to Charles W. Lewis, Commercial Merchant (99 State, Boston) (note in the mid-19th c. #285-289 Bunker Hill St. was numbered 227-231). By the 1890's owners included Michael Kelly at #285, Daniel Kelly at #287 and Daniel Kelly? Annie Layden? at #289. Bunker Hill St. dates to at least the early

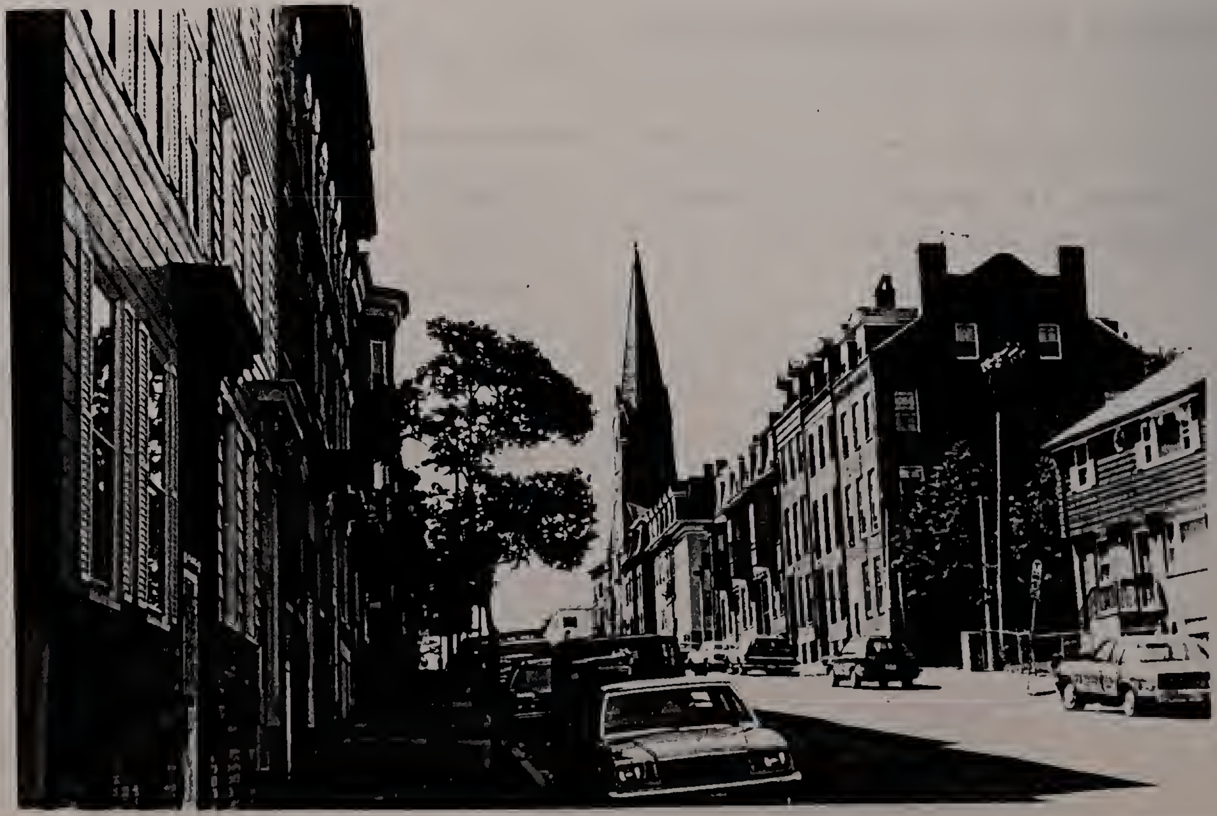
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

1780's. The northside of this st. remained rocky, upland pasture until the late 1840's.

Bibliography and/or ref
records, early maps, et

June
1986

Bunker Hill
Streetscape →



28-
28
Bun
Hil
St

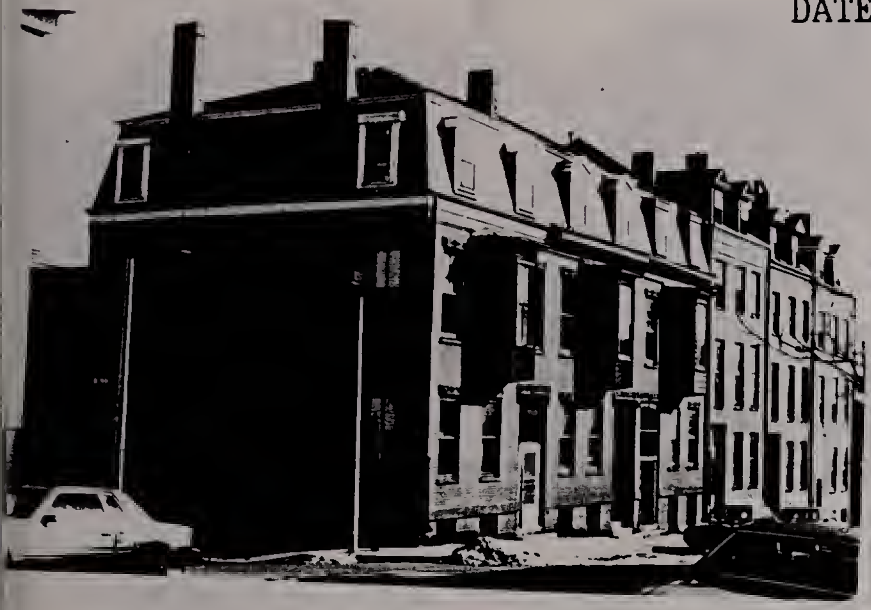
BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. [illegible] Area Charlestown

ADDRESS 291-295 Bunker Hill St. COR. Belmont St.

NAME
present   original

MAP No. 29N.12E   SUB AREA Bunker Hill, North Slope Elm-Short Sts.

DATE c.1865-66   Middlesex Deeds
source



TECT
source

DER Hugh Kelly
source

R Hugh Kelly
original   present

OGRAPHS C-town

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2   plus basement, attic

OOF hip on mansard   cupola --   dormers 2 per bldg--MF 2 on side facade

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Masonry Mansard red brick row houses w/hip on mansard roof. Side hall plans, 2-story rear ells. Low brick and granite trimmed basements, recessed entrances. Orcels project from the 2nd fl. center bays. Lintels w/incized rosettes. Simple brick work course at cornice. Hip on mansard roof w/tall chimneys. In general windows contain 2/2 wood sash.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor   LOT AREA 291=1398 293=1496 295=1588 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Together w/the Greek Revival trio at 285-289 Bunker Hill St. forms unspoiled mid-19thc. streetscape--complements Greek Revival, Italianate rowhouses across the street.

(Map)

SIGNIFICANCE (cont'd on reverse)
#291-295 Bunker Hill St. were built c.1865. Architecturally these houses represent a relatively rare Charlestown example (at least northwest of Elm St.) of a masonry mansard row. These houses and the Greek Revival houses, next door, provide an instructive lesson in the evolution of the Charlestown rowhouse from the 1840's to the 1860's--by the 1860's facades are being enlivened w/incized lintel decoration and projecting 2nd fl. oriels but the flat front, rather than the bow or octagonal front is carried over from Greek Revival Charlestown rowhouse architecture.

A

Bibliography--Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1850's-70's
Middlesex Deeds

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

The hip on mansard roof strikes a more progressive note as does the use of granite banding at basement level, rather than a totally granite facing.

#291-295 Bunker Hill St. was built c.1865, although buildings have been located on this site since the mid-1840's. The 1818 map indicates that these lots were part of W. Newalls tract of upland pasture. Houses were built on these lots c.1845-1846--apparently these lots represent lot #229 on "Plan of lots on Bunker Hill drawn by B.F. Perham--August 1837. Book of Plans #1). J.C. Drinkwater owned the first buildings erected on these lots--his occupation is listed as victualler. On September 11, 1865, Drunkwater sold the property to Hugh Kelly, contractor (see Deeds 464:205, 501:360, 921:170). Juding by the style of the current 291-295 Bunker Hill St., these houses were build c.1865-66- replacing the earlier Brinkwater buildings. Hugh Kelly was active in Charlestown building trades from c.1850 to c. early 1880's. He first appears in Charlestown Directories in 1852 as a laborer at 19 Cook St. By 1858 he was employed as a "contractor" at 26 Cook St. By the late 1860's he lived at 312 Bunker Hill St. He is listed at 295 Bunker Hill St. in 1880. Hugh Kelley owned this group until at least 1875. By 1885 and Elizabeth Taplin owned #295, the Warren Inst. for Savings owned #293 and Elizabeth P. Lyman owned #291.

Bunker Hill St. in an old thoroughfare that dates back to at least the mid-18thc.*
During the mid-1850's it was built up with substantial masonry rowhouses.
According to Hunnewell, Bunker Hill St was opened in 1783.

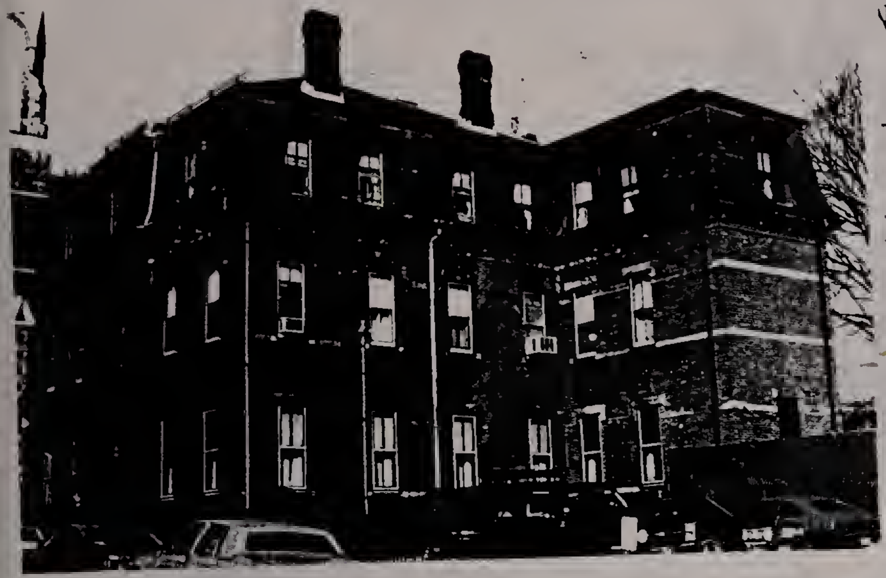
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 303 Bunker Hill St. COR. between Belmont and N. Mead Sts.

NAME St. Francis deSales Church Parochial Residence
present original



Vo. 29N-12E SUB AREA Bunker Hill, North Slope Elm-Short Sts.

1881 One Hundred Years of Progress--J.S. Sulliv
source

TECT
source

ER
source

Roman Catholic Archdiocese of Boston
original present

PHOTOGRAPHS

TYPE [✓ (residential)] single double row 2-fam. 3-deck ten apt. [✓ Rectory]
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus granite basement, mansard

OOF hip on mansard cupola -- dormers 3 on main slope, 4 on sides

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION L-shaped Second Empire Parochial residence with boxy, large main block, granite basement, center entrance pavillion. Constructed of red brick with continuous lintel and sill courses (painted red/brown, originally white stone). Bracketed cornice. Hip on mansard roof w/attractively enframed dormer windows. Corbelled chimneys, roof slates are still in tact.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 7524 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Burial Ground to rear.

(Map)

SIGNIFICANCE (cont'd on reverse)

Together with St. Frances deSales Convent and church the St. Frances deSales Parochial residence constitutes a well-preserved Victorian streetscape of substantial, well-designed buildings. #303 Bunker Hill St. ranks among the finest examples of brick second empire style architecture in Charlestown (and, for that matter, the Boston area). It is a rare Charlestown example of the free standing brick second empire house. James S. Sullivan notes that "in 1881, a fine, commodious

A

Bibliography: Atlases--1875, 1885, 1892, 1901
One Hundred Years of Progress...Pictorial Account of the Catholic Church in New England--James S. Sullivan, M.D., 1895
The Catholic Church of Boston, Wm. A. Leahy
History of the Archdiocese of Boston In the Various Stages of its Development 1604-1943, Vol. II 1944.
"Historical Background" from Revitalizing Older H in Charlestown" by George Stephen BRA Jan. 1973.

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/ development X

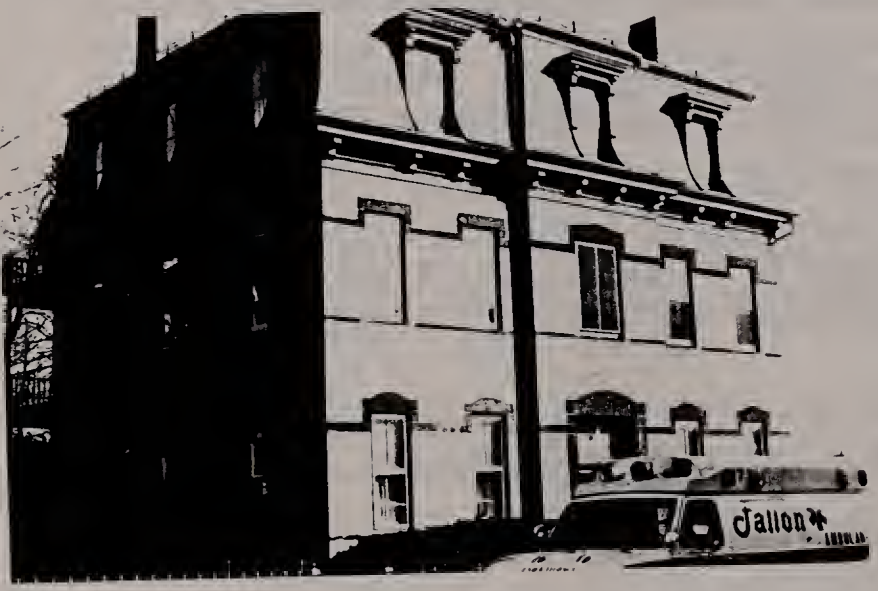
Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion X
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

parochial residence of brick was built at a cost of $18,000." This house's first resident was Rev. Michael J. Supple. He was parish priest from July 1865 to 1888. In 1879, it became the home of Father James N. Supple. He was born in Milford, Ma., Jan. 19, 1850. He was a graduate of Holy Cross and later entered Troy Seminary (1870). He was ordained to the priesthood May 30, 1874 and was subsequently appointed a curator to St. Augustine's Church, South Boston. The parochial residences lot appears vacant on the 1875 atlas ("Catholic Burying Ground" shown to rear).

St. Frances de Sales church was built 1859-1862, to serve Charlestown's growing Roman Catholic congregation. Much of this population surge was linked with the Great Immigration (1845-1855) which brought 100,000 Irish from the famine stricken southern and western counties of Ireland to the port of Boston, Charlestown's docks and the Navy Yard offered employment to these immigrants.



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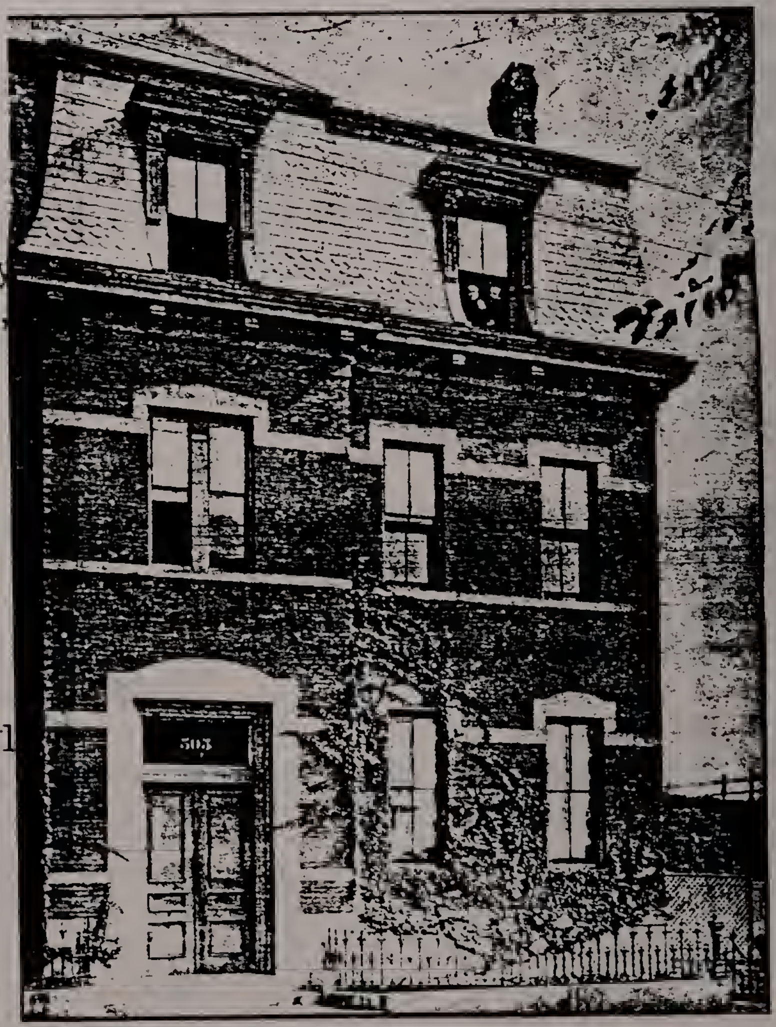
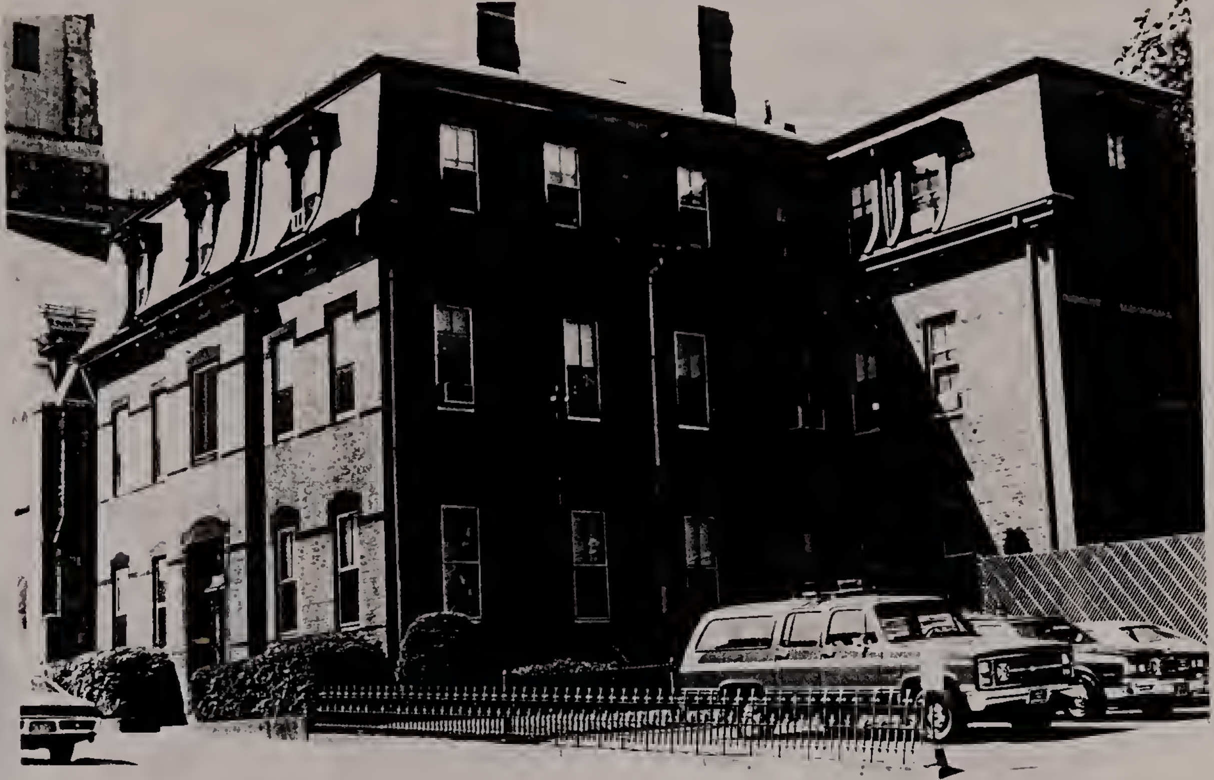
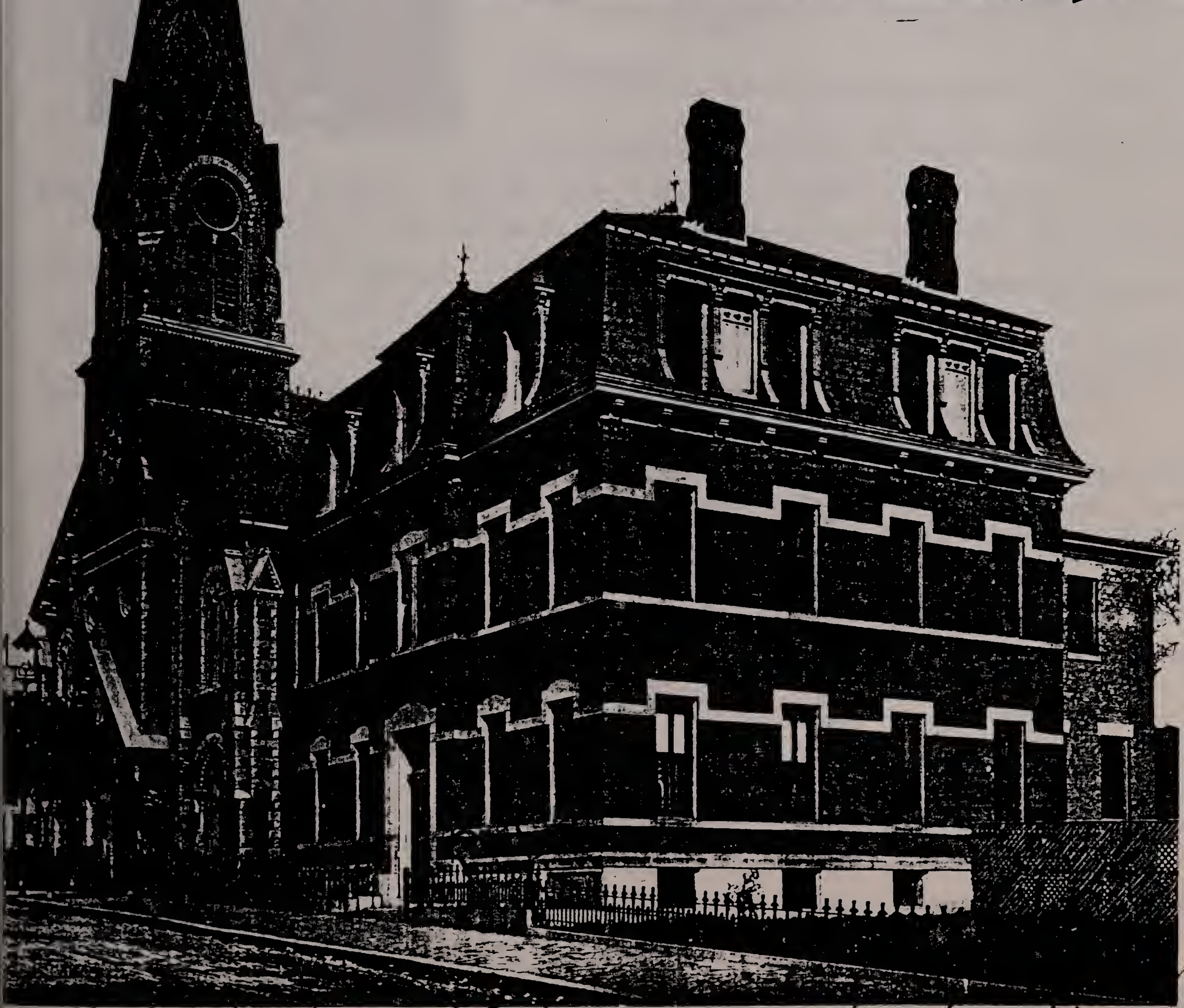
Bibliography and/or references (such as l
records, early maps, etc.)



PAROCHIAL RESIDENCE ST. FRANCIS DE SALES' CHURCH, CHARLESTOWN.

ST Francis De Sales Rectory - June 1986



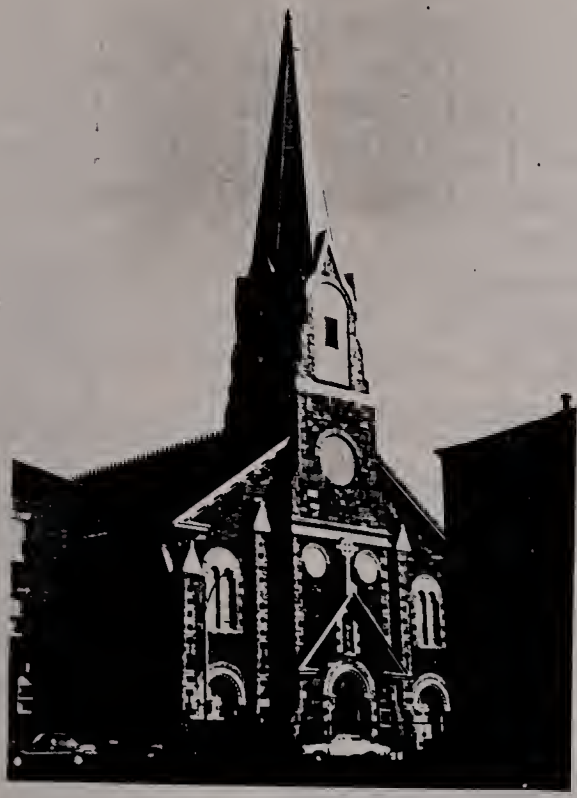


R. The Catholic Churches of Boston and its Vicinity and St. John's Seminary, Brighton. Mass. compiled and edited by Wm. A. Leahy, 1891

ST. FRANCIS DE SALES' CHURCH AND PAROCHIAL RESIDENCE

CHARLESTOWN.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown



ADDRESS Bunker Hill St. COR. Between 303-325 near North Mead St.

NAME St. Francis DeSales' Church (present) same (original)

MAP No. 29N-12E SUB AREA Bunker Hill, North Slop Elm-Short Sts.

DATE 1859-1862 Catholic Church Historie, Sullivan, Lea (source)

ARCHITECT Patrick C. Keely " (source)

BUILDER ___ (source)

OWNER Roman Catholic Archdiocese of Boston (original) (present)

PHOTOGRAPHS C-town 5.3/4,6,4/1.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) church

NO. OF STORIES (1st to cornice) 2 plus basement

OF gable cupola 181 spire dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ___ concrete iron/steel/alum.

BRIEF DESCRIPTION Large Church bldg. constructed of blue/gray stone-edges trimmed w/lighter colored stones. Composed of vestibule, nave and small side (N. Mead St.) chapel. Nave enclosed by broad, cast iron crested gable roof. Church dominated by 181' octagonal tower. Main facade feature projecting center entrance segment. Three round arch entrances at street level w/cast iron entr. including engaged columns and sawtooth cast iron arch edging. Statute of St. Frances DeSales appears in niche over main entrance (and below decorative gable w/modillion block

EXTERIOR ALTERATION minor [✓ moderate] drastic to spire, see below

CONDITION good fair poor ___ LOT AREA not shown on map sq. feet

NOTEWORTHY SITE CHARACTERISTICS ___

Sidewalls characterized by ranges of round arch windows. Still intact are massive entrance doors w/Celtic Rev. hardware. Alterations to Spire: Photo in Leahy history, 1891, shows several (Map) features which are presently covered over including 1) The Rose window, 2) round arch louvred windows w/1 clock perside and 3) original state shingles.

* These windows have cast iron enframements similar to those of the main entrances w/ jagged, saw-tooth detail.

SIGNIFICANCE (cont'd on reverse)

The St. Francis deSales' Roman Catholic Church is Bunker Hill's most visible landmark. Its 181' spire towers above even the Bunker Hill Monument. Architecturally, it is something of an anomaly with elements of the First Romanesque Revival, Gothic Revival and "Celtic Revival." It is an important work of Brooklyn, N.Y.-based architect, Patrick C. Keely, noted designer of Roman Catholic churches. It has significant historical associations with Charlestown Catholics and their mid-19th century struggle to

A

Moved; date if known _______________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural X
The Arts X
Commerce _____
Communication _____
Community/development X

Conservation _____
Education X
Exploration/settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion X
Science/invention _____
Social/humanitarian X
Transportation _____

Significance (include explanation of themes checked above)

establishment themselves in the New World.

Architecturally, this church is difficult to categorize. Unlike most Boston area churches of the period it is constructed of a blue stone (of local origin?) rather than the more commonly utilized brick, brownstone or pudding stone. (At the time of this church's completion, pudding stone was just beginning to be widely used for church construction--e.g. Hammatt Billing's Church at the corner of Tremont and W. Concord St. in the South End c.1861-62). In addition, Keely's use of cast iron for entrance enframements is something of a novelty and he blends round arch Romanesque elements with pointed arch elements. Wm. A. Leahy notes that this church "is built of bluestone, in a peculiar style . . . modeled we should say, after . . . the ancient chapels built in Ireland before the tenth century." (e.g. Cormac's Castle, on the Rock of Cashel). James S. Sullivan, M.D., describes this church's design as "Celtic Architecture," composed of a vestibule and long nave. It measures 150'x7".

Its spire rises to a height of 181'. This church possesses a rich inventory of original features, including the massive double doors and Celtic Revival hardware of its three entrances, unusual cast iron entrance enframements (arches accented by saw tooth cast iron-work), a statue of St. Francis de Sales in a niche above the main entrance and cast iron cresting along the gable roof's ridge. Unfortunately, alterations to the spire and its 2-stages has resulted in the loss of a rose window, double round arch louvred openings and 4-clocks, and the octagonal steeple's original slate shingles.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

St. Francis deSales' church's architect, Patrick C. Keely (1816-1896) was born at Kilkenny, Ireland, the son of an architect, with whom he was associated in practice for a number of years. In 1841, Keely migrated to the U.S., subsequently settling in Brooklyn. Keely's specialty was Catholic Church architecture--he is reputed to have built at least 500 Catholic Churches and Cathedrals in N.Y. state, alone, exclusive of New York City. In addition, he built churches in New England and in Canada. Keely was active in Boston church/school design from c.1847 (Notre Dame Academy, Roxbury) through the early 1890's (St. Mary's, Charlestown, 1892). Douglas Shand Tucci

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

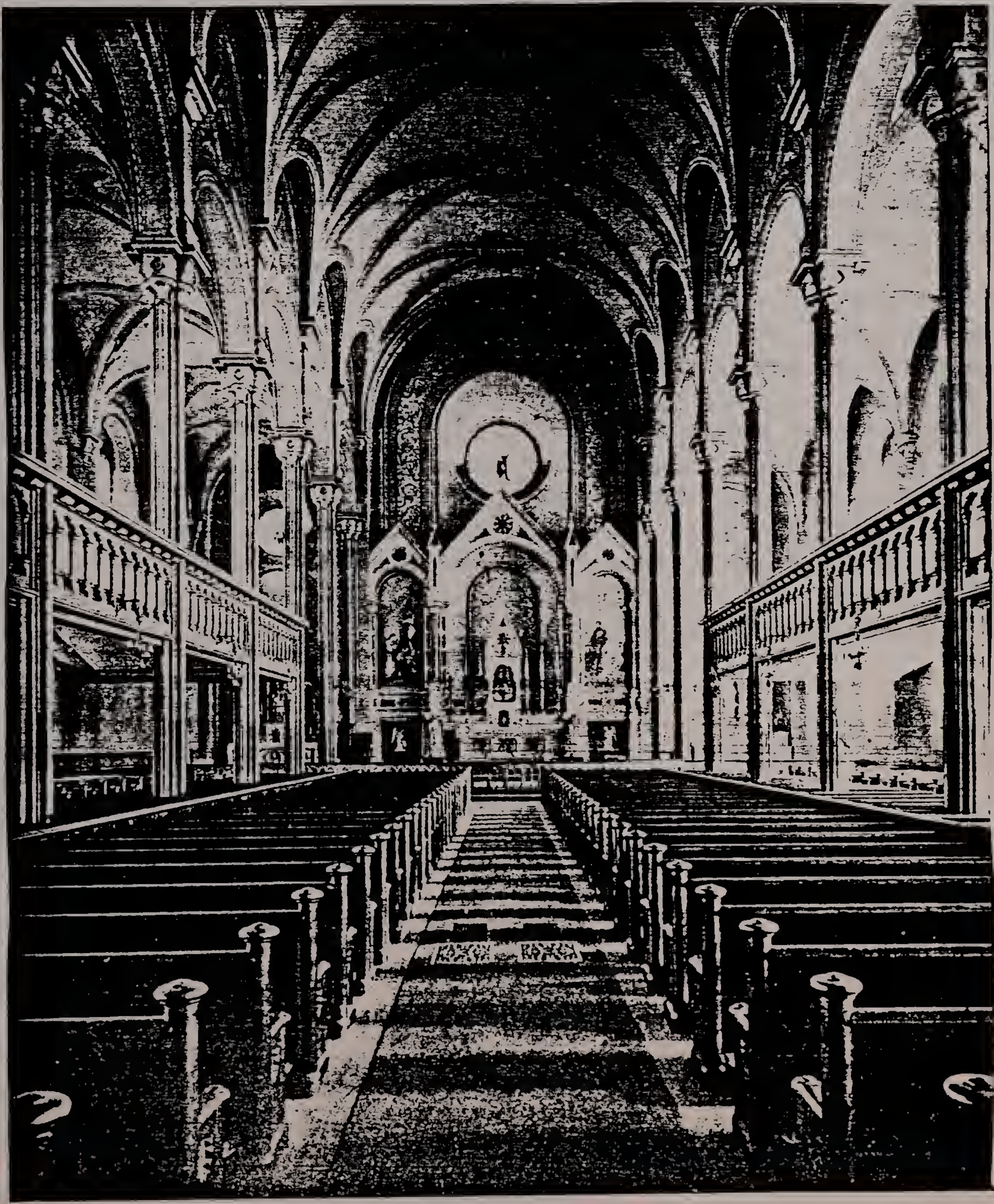
notes that Keely designed "thirty-some local churches." Important Boston examples of Keely's work includes two South End churches: Cathedral of the Holy Cross, Washington St. (1866-1876) and the church of the Immaculate Conception, Harrison Ave., 1871. Examples of Keely's work are located in virtually every Boston neighborhood.

Form No. 6

Note I. Hunnewell states that the first Roman Catholic Church in Charlestown was located on Richmond St.--it was dedicated to St. Mary in May, 1829. St. Mary's was "a plain brick building, 45'x133' (with a large c.mid-1850's addition), with two light, open cupolas on brick bases at the front, but with no architectural features. The interior exhibited scrolls and patterns in fresco on the walls and ceiling, a new alter and several paintings. (p. 60)

Note II. This church was dedicated to St. Francis deSales who was cannonized in 1665. According to Hunnewell, "he was of a noble family of Savoy" and (1602-1622), a distinguished bishop of Geneva." (p. 60)

NOTE III. ST. Francis De Sales' Church is located on the site of the British fortifications of 1775. The cemetery to the side of the church, sloping down to Medford St. was established c. early 1830's and occupies the only portion of land in Charlestown whose topography has not changed.



INTERIOR ST. FRANCIS DE SALES' CHURCH, CHARLESTOWN.

From: ONE HUNDRED YEARS OF PROGRESS - A GRAPHIC, Historical and Pictorial Account of the Catholic Church of NEW ENGLAND ARCHDIOCESE OF BOSTON - 1895 - by James S. Sullivan M.D.

Form No.

During the 1840's, the Catholic population of Charlestown increased rapidly because of the opportunities that existed for work on the docks and in the Navy Yard. By the late 1850's Charlestown's Catholics had outgrown St. Mary's Church. The archdiocese of Boston purchased the land on Bunker Hill's summit, for a new Catholic Church, from Deacon Hunnewell (amid protests on the part of the Protestant local citizenry--the destruction of Charlestown's Ursuline convent was still well-remembered). Bishop Fitzpatrick laid the cornerstone on September 11, 1859--"a mamoth tent was erected over the site and into it crowded 5,000 people." The church was dedicated on June 22, 1862. This occasion was utilized by the Archdiocese of Boston to strike a concilliatory note both in the press and during the dedication ceremonies.

James S. Sullivan, M.D., provides a detailed description of this church in 1895. He notes that:

> The interior is worthy of the exterior. Two galleries run from the choir of loft along the walls, one on each side of the nave. On each side of the nave fluted pillars rise, sweeping into arches which support the clerestory. There are ten arches on each side. Under each gallery are seven stained glass windows, and there is one on each side of the vestibule. On a level with each gallery are twenty stained glass windows, long, arched, and narrow, and set in pairs, and over each pair is set a circular pane of stained glass. In the sanctuary above the altar is a large, round window of stained glass, picturing Christ. On the reredos of the main altar are three paintings. The middle piece represents angelic hosts adoring and enwrapped in the effulgence of the God-head; the one on the epistle side represents the Annunciation and the one on the right, the Nativity. On the left side of the altar itself is a statue of the Sacred Heart and on the right, one of St. Joseph, and each statue rests on a pedestal fronted by a statue of an angel bearing a torch. On the epistle side is an altar to the Blessed Virgin and on the gospel side one to St. Francis deSales. Over each side altar is a small, round stained glass window, and beneath each of these windows is a painting representing a sacred theme. The organ in the choir is black walnut in finish, with gilded pipes. Along the walls of the nave are the stations of the cross. The contour of the roof is a long, half cyclinder or tunnel formed arch. The general tone of the decorations is buff. The roof is pink in color with buff borders. The seating capacity of the church is about 2,000 and the congregation numbers upwards of 5,500 souls.

Bibliography

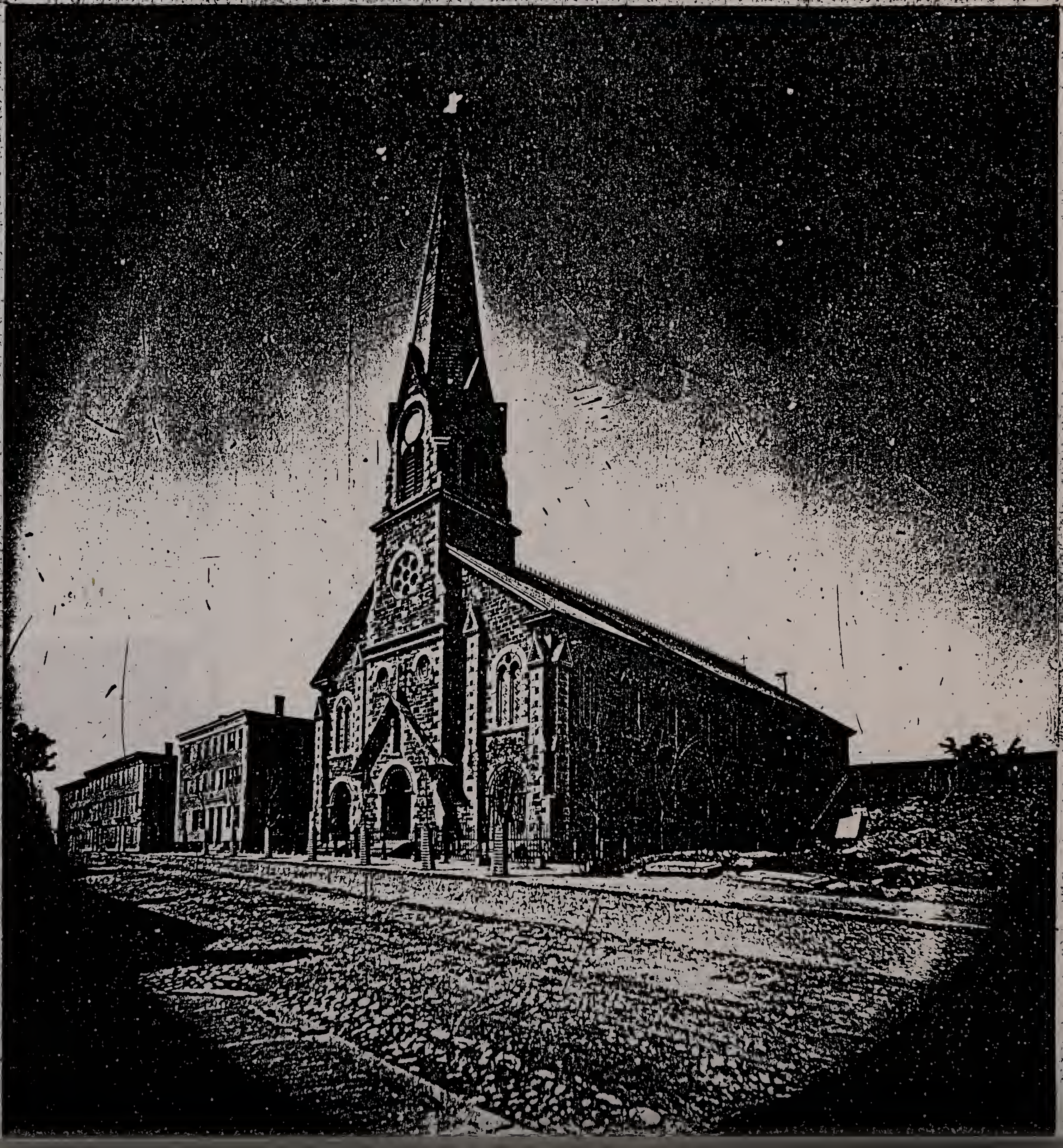
Atlases: 1875, 1885, 1892, 1901
The Catholic Churches of Boston and Its Vicinity etc.
compiled and edited by Wm. A. Leahy, 1891
Boston After Bulfinch by Walter H. Kilham--1948

One Hundred Years of Progress (New England Catholic Church history)--1895
History of the Archdiocese of Boston in the Various Stages of its Development 1604-1943, Vol. II, 1944
Dictionary of American Architects, Deceased--Henry Withey--1970
P.C. Keely obituary--American ARchitect v.53, p. 58, 8/22/1896
Church Building in Boston 1720-1970--D.S. Tucci
Century of Town Life--James Hunnewell, 1888

Catholic Cemetery to rear of
St. Francis De Sales' Church

ST. Francis De Sales Church
from One Hundred Years of Progress
by James Sullivan - 1895

Boston Ath. St Frances De Sales' Church Built 1859-1862 photo - c. 1870 (?)

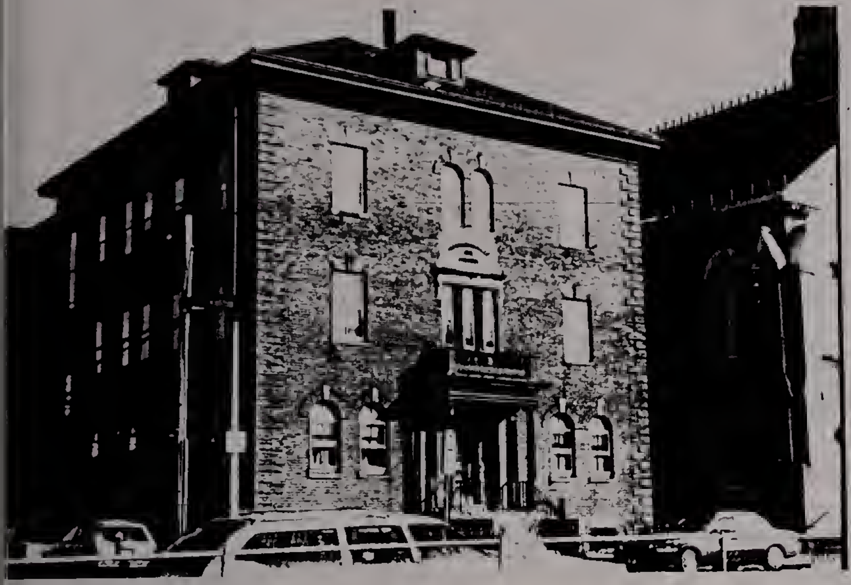


Form No.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 325 Bunker Hill St. COR. North Mead St.

NAME St. Francis DeSales' Convent
present original



No. 29N-12E SUB AREA Bunker Hill, North Slope: Elm St-Short St.

E 1901 Placque on bldg., Boston Bldgs. Dept.
source

HITECT C.J. Bateman Boston Bldg. Dept.
source

DER --
source

ER Roman Catholic Archdiocese of Boston
original present

PHOTOGRAPHS C-town 5.3/3.5.86

TYPE [✓ (residential)] single double row 2-fam. 3-deck ten apt.
(non-residential) convent

NO. OF STORIES (1st to cornice) 3 plus basement

OOF low hip cupola -- dormers 1 dormer per main, side facades

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other) brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, boxy Georgian Revival convent bldg. Basement windows exhibit wedge shaped lintels. 3-bay main facade w/granite steps leading to original, double, multi-panel entrance doors and projecting porch w/fluted Corinthian Columns surmounted by cornice headed entablature. Front porch topped by balustade w/curved and straight-sided balisters. Entrance flanked by pairs of round arch, key stone windows w/2/2 wood sash. Windows of upper floors exhibit keystone wedge shaped lintels center bay, main facade features tripartite window*

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA ____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on Bunker Hill, adjacent to St. Francis deSales' Church. Front yard bordered by wrought iron, flour de-lis fence.

*surmounted by granite placque w/raised lettering reading "St. Francis DeSales 1901 Convent." Above this placque are two round arch key stone windows identical (Map)to those of the first floor. Brick work quoins accent the corners. 7-bay de facade. Bldg. enclosed by low hip roof.

SIGNIFICANCE (cont'd on reverse)

Together with St. Francis DeSales' Church and rectory, the St. Francis DeSales' convent imparts considerable Victorian charm to both its immediate and extended streetscapes. These three buildings provide a climax to the remarkably intact mid-19th c. Bunker Hill streetscape (as viewed from Elm St. to the Southeast). Built in 1901, this masonry structure is characterized by a high degree of symmetry and Georgian Revival elements. Its distinctive, boxy volume is enclosed by a low hip roof

A

Bibliography: Atlases--1875, 1885, 1892, 1901
One Hundred Years of Progress--A Graphic, Historical and Pictorial Account of the Catholic Church of the New England Archdiocese--James D. Sullivan, 1895.
The Catholic Churches of Boston and Vicinity etc.--Wm. A. Leahy, 1891

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural __X__
The Arts _____
Commerce _____
Communication _____
Community/development __X__

Conservation
Education
Exploration/settlement
Industry
Military
Political
Religion X
Social/Humanitarian X

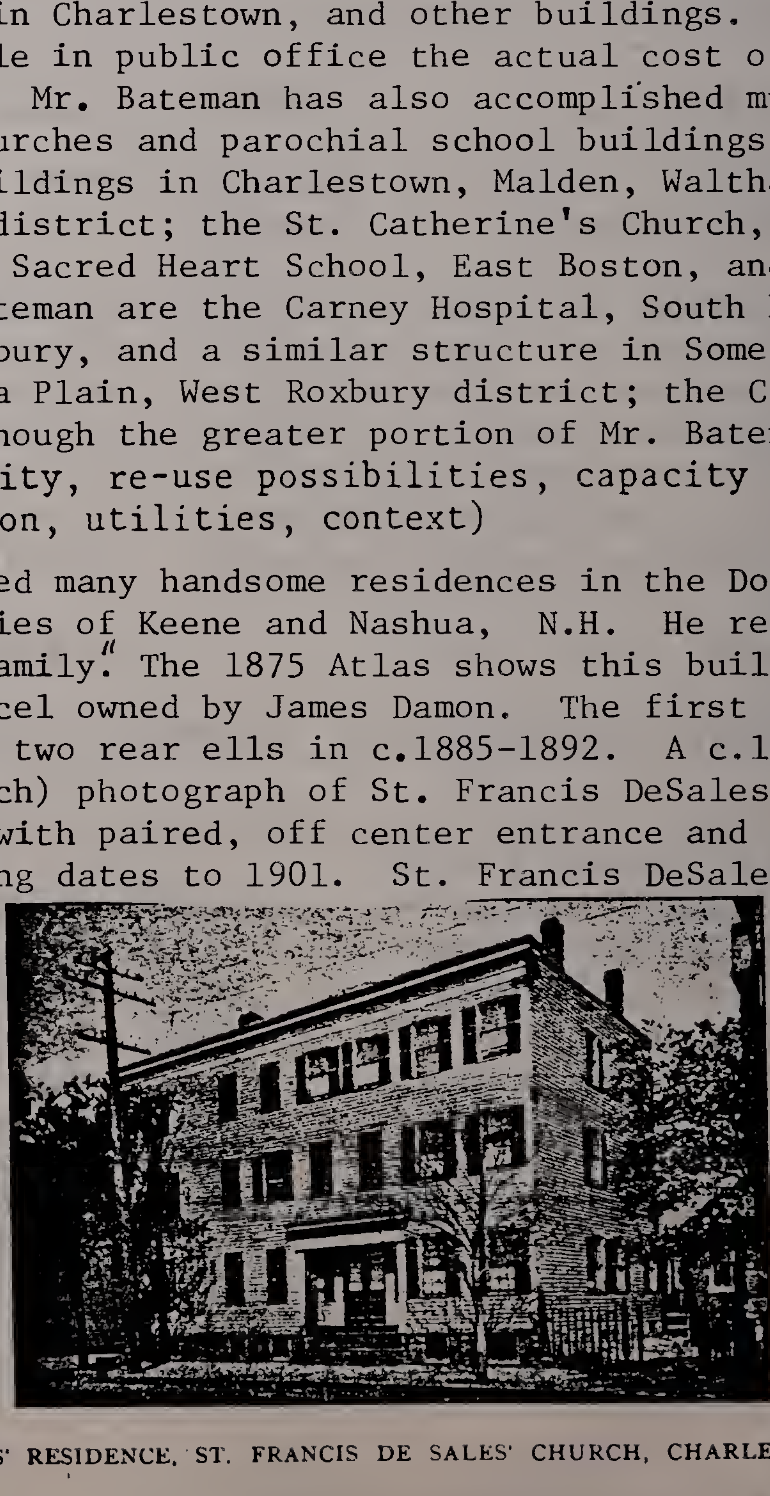
Significance (include explanation of themes checked above)

and accented by corner brick work quoins, keystone arched brickwork lintels and keystone wedge-shaped lintels. This building's design was provided by Charlest J. Bateman, City of Boston architect during the 1880s.

"He was born in Cambridge, March 4, 1851. He was educated in the public schools and in the Massachusetts Institute of Technology, and then studied architecture in the office of Faulkner & Clarke seven years, one of which was passed in their Chicago office. For three years he was with George Ropes, now of Kansas, and then began practice for himself in Boston, in 1876. In the year 1883 he was elected city architect, and appointed again in 1888. During his administration he built the 0 - street schoolhouse and also the school buildings on Auburn Street, Harbor View, George Putnam, Hammond Street, and the Roxbury High School; also an enginehouse in Charlestown, and other buildings. A peculiar feature of Mr. Bateman's work is that while in public office the actual cost of his plans never exceeded his first estimates. Mr. Bateman has also accomplished much notable work in private practice in the way of churches and parochial school buildings. In this class of work are the parochial school buildings in Charlestown, Malden, Waltham, and East Boston; the St. Cecilia Church, Back Bay district; the St. Catherine's Church, Charlestown district; Most Precious Blood, Hyde Park; Sacred Heart School, East Boston, and others. Among larger buildings designed by Mr. Bateman are the Carney Hospital, South Boston, Boston College, Home for Aged Poor in Roxbury, and a similar structure in Somerville; apartment houses in Boston, and in Jamaica Plain, West Roxbury district; the Couch Block in Somerville; and the Hotel Miller. Although the greater portion of Mr. Bateman's work is seen in large buildings, he has designed many handsome residences in the Dorchester and the Roxbury districts, and in the cities of Keene and Nashua, N.H. He resides in the Roxbury district, with his wife and family." The 1875 Atlas shows this building's corner lot as part of a larger vacant parcel owned by James Damon. The first building on this site was constructed of wood with two rear ells in c.1885-1892. A c.1860's (?, rectory is not shown to southeast of church) photograph of St. Francis DeSales' Church shows a boxy 3-story Italianate building with paired, off center entrance and (bracketed?) cornice. The present building dates to 1901. St. Francis DeSales Church was built in 1859-1862. (see Form).

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such a
records, early maps, etc.)

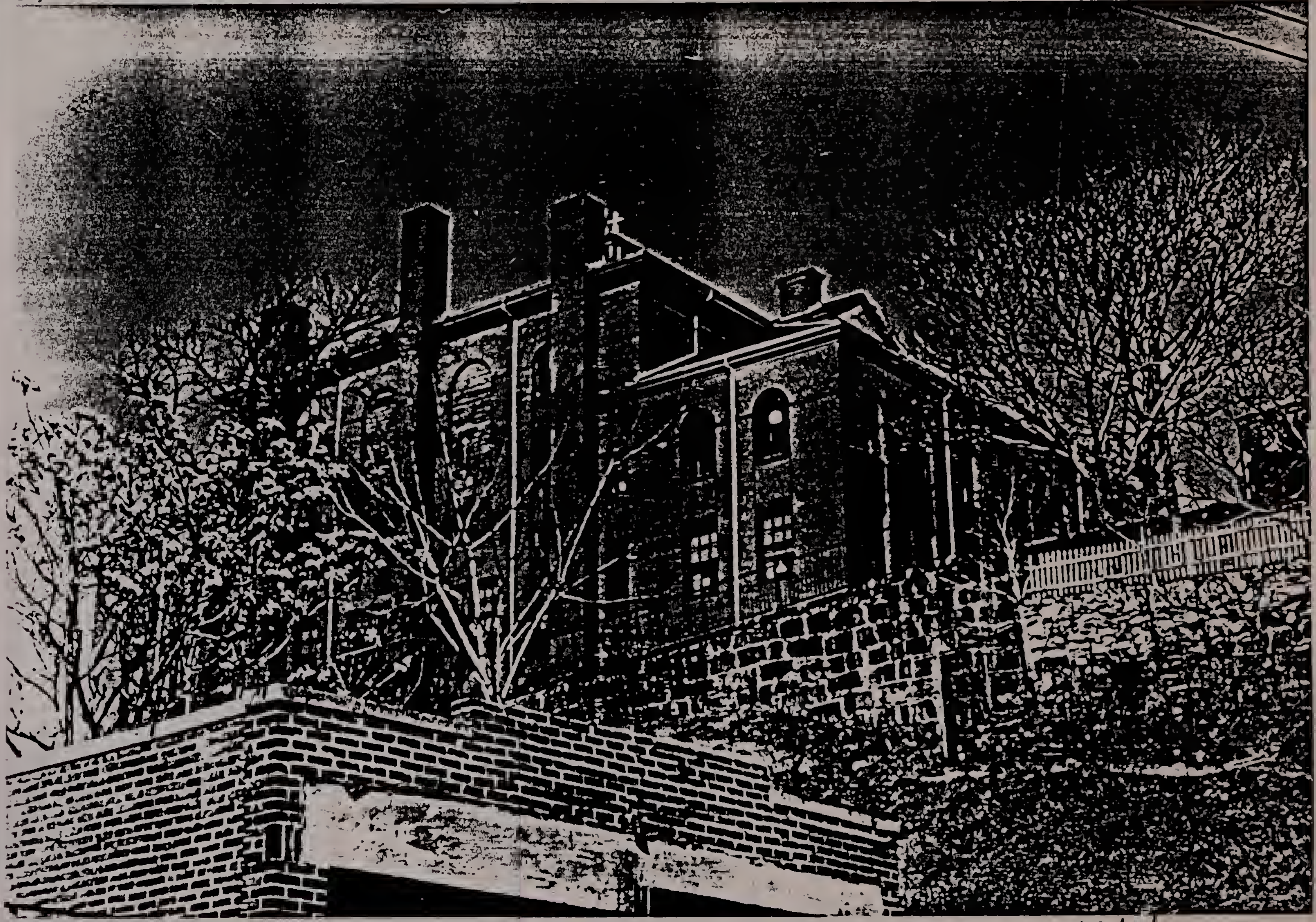


SISTERS' RESIDENCE, ST. FRANCIS DE SALES' CHURCH, CHARLESTOWN.

predecessor bldg to present convent from Sullivan's 1895

ONE HUNDRED YRS. of Progress

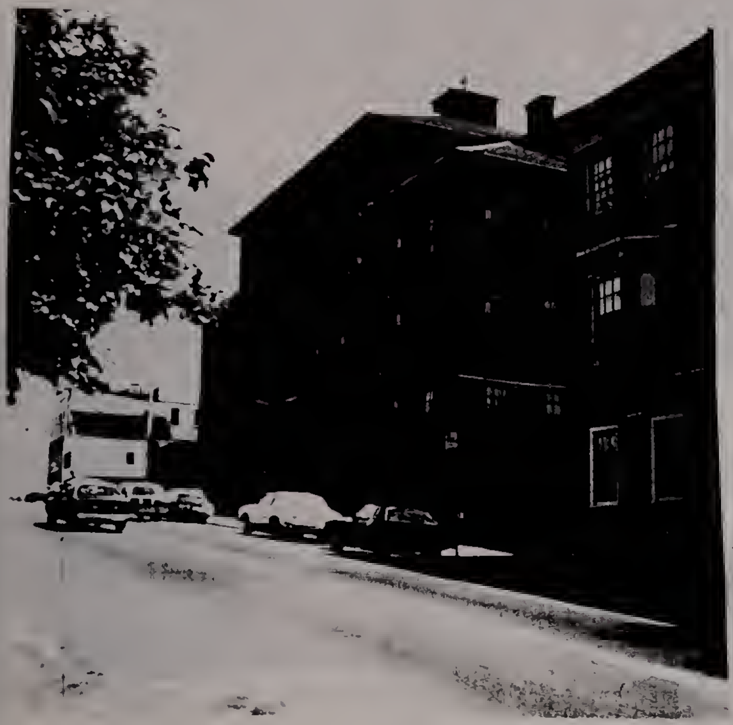
ST Francis De Sales' Parochial School Bunker Hill St. as seen from Russell St.



12/1/1973

Francis de Sales Parochial Church
Bunker Hill st as seen from Russell St 12/ .1973
photo by R. Severy - Bateman, arch.
Bostonian Soc.

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 340 Bunker Hill St COR. ____

NAME St. Francis deSales School
present original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slope: Elm-Short

DATE 1885-1892
source

ARCHITECT Charles J. Bateman
source

BUILDER ____
source

OWNER Roman Catholic Archdiocese of Boston
original present

PHOTOGRAPHS C-town 5.3/2.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Parochial School

NO. OF STORIES (1st to cornice) 4 plus basement, attic

OF low hip cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
/[✓ (Other) brick] / stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Large Queen Anne/Georgian Revival School. 9-bay main facade w/deep, arched entrances at 3rd and 7th bays. Main facades treated as 3-segments. 5-bay mid section w/2-bay wings. Vertical emphasis provided via recessed and arched bays spanning flrs. 2-4 (center) and 2-3 (wings). Rock faced brown stone sills and lintels provide contrast to red brick. Windows contain 6/6 wood sash. Copper cornice, hip roofs surmount main block and wings. Pedimented tripartite dormers are located at apex of the wing's hip roofs.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA ____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces park/playground. Spectacular views of Boston/Cambridge.

(Map)

SIGNIFICANCE (cont'd on reverse)

Along with St. Francis deSalés Church, the St. Francis deSales School is one of Bunker Hill's prominent landmarks. Architecturally, it represents a restrained example of Colonial Revival form and symmetry with Queen Anne "feeling" via arched openings (verging on Romanesque) and high quality brick work. St. Frances deSalés School was built in 1890-1891 and represents the work of C.J. Bateman. James S. Sullivan notes that "nearly opposite the church, on Bunker Hill St., crowning the very summit of the hill

A

Bibliography: Atlases 1875, 1885, 1892, 1901
One Hundred Years of Progress--A Graphic, Historical and Pictorial Account of the Catholic Church of New England, Archdiocese of Boston--1895. James J. Sullivan, M.D.

Moved; date if known ________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

and overlooking the country for miles around, stands a great schoolhouse. It is the parish school and its towers apparently as high as the monument on Breed's Hill. It is of brick, with granite trimmings, five stories high. It is 125 feet long and 75 feet wide, and costs over $125,000, including price of the land. It contains 16 rooms and one large hall, well adapted for lectures or entertainments, and the seating capacity of the hall is 1,000. The building of the school commenced in May, 1890, and the school being completed it was opened in September 1891. About 900 children attend at the school, and the teachers, who number fifteen, are members of the sisters of St. Dominic (teaching order founded in France in the 13th century.)

St. Frances deSales School represents the work of Charles J. Bateman (see form on St. Francis deSales Convent, 325 Bunker Hill St.)

CHARLES J. BATEMAN.

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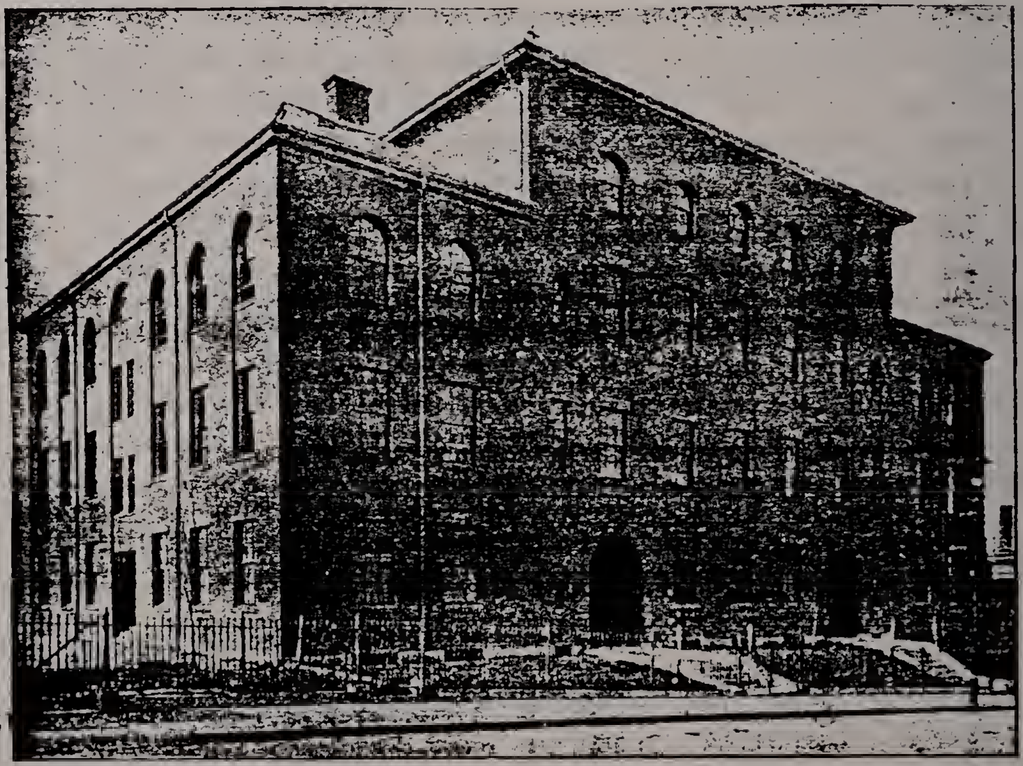


PAROCHIAL SCHOOL, ST. FRANCIS DE SALES' CHURCH, CHARLESTOWN.

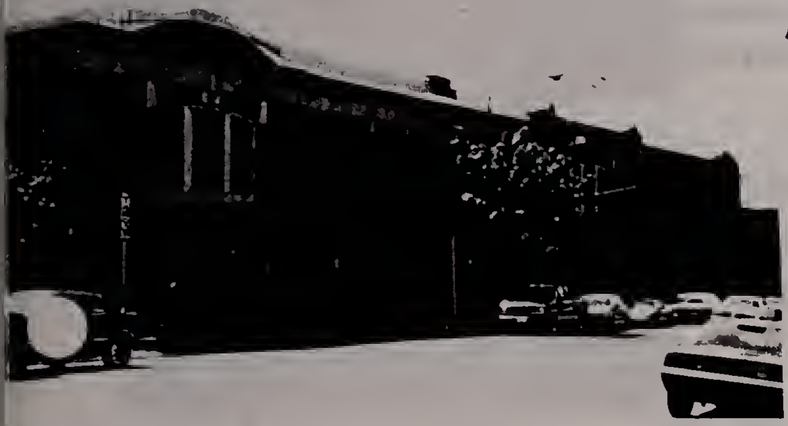
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 374-394 Bunker Hill st. COR. between Baldwin and Auburn sts.

NAME Boston Public Library Book Deposit (present) Battallion Armory (original)

MAP No. 29N-12E SUB AREA Baldwin st/Auburn st

DATE 1907-1908 "Charlestown Enterprise" - Sept 7, 1907 (source)



ARCHITECT Adams, Jacques and Rantoul (source)

BUILDER ____ (source)

OWNER ____ original present

PHOTOGRAPHS CT-

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Armory

o. OF STORIES (1st to cornice) 2 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trimmings concrete iron/steel/alum.

BRIEF DESCRIPTION Large, rectangular masonry Armory building - vaguely Georgian Revival elements.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 47,566 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

SIGNIFICANCE (cont'd on reverse)

Charlestown's Battallion Armory was built in 1907/1908. Its design was provided by the important early 20th century Boston-based architectural firm of Adams, Jacques and Rantoul. In terms of style, this buildings main facade exhibits vaguely Georgian

(Map)

Bibliography – Atlases – 1875, 1885, 1892, 1901, 1911
"Charlestown Enterprise" – Sept 7, 1907, p.1, May 8, 1909. p.13.

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/development x

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military x
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Revival elements. This building has significant historical associations with four Charlestown miliatary companies: Company A (Charlestown Cadets), Company H. (Charlestown City Guards) – both of the Fifth Regiment and Company AC (Charlestown Artillery), formerly of the Fifth and the 8th Regiment.

Andrew, Jacques and Rantoul were responsible for several Boston area schools – including the ________ School on Elm st. in Jamaica Plain (1901) – see J.P. survey form.

In 1901 $38,000.00 was paid for the armory's land – prior to the armory's construction this site was occupied by a half dozen or so wood frame structures, including an old bakery building and church. (See 1875, 1885, 1892, 1901 Charlestown Atlases). It was estimated in September 1904 that the structure (including preparation of plans) would cost at least $200,000. The Battalion Armory opened in 1908 – it had been previously housed by the old Winthrop school building at Bunker Hill and Lexington sts. The new armory on Bunker Hill St. was, at the time of its completion, called "one of the finest armories in the state, where not only drill and miliatary discipline can be fully maintained but where the officers and enlisted men are enjoying the comfort of decent and properly furnished apartments for administration and recreation purposes.

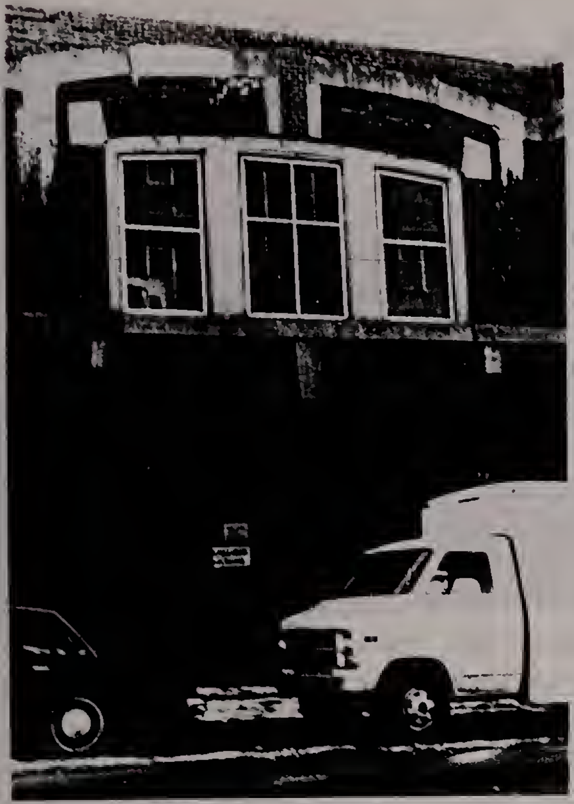
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 380 Bunker Hill St. COR. Between Baldwin and Auburn Sts.

NAME Charlestown Armory
present original



MAP No. 29N-12E SUB AREA Bunker Hill South Slope Folen St.-Baldwin St.

DATE c.1901-1911 Atlases
source

ARCHITECT ____________
source

BUILDER ____________
source

OWNER City of Boston (?)
original present

PHOTOGRAPHS C-town

remove?
see
374-394 BHS

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) Armory

NO. OF STORIES (1st to cornice) 2 plus basement

OF flat and gable cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Large masonry armory building with yellow cast stone trim. 18-bay main facade with round arch center entrance with rusticated brickwork, prominent key stone. Wide sill course appears between floors 1 and 2. Tripartite window over main entrance with stone enframements. Stylistically this building is vaguely Georgian Revival.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____________

CONDITION [✓ good] fair poor ____________ LOT AREA 47,566 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________

(Map)

SIGNIFICANCE (cont'd on reverse)

The Charlestown Armory is a large, 2-story masonry building which may be loosely categorized within the Georgian Revival style. It was built at some point between 1901 and 1911. Further research is needed to identify the architect and builder. Boston Buildings Department materials did not yield information pertaining to original owner, architect, builder, cost etc. The 1875 atlas indicates that this building lot was occupied by (from north to south): two out buildings on the Amos

A

Moved; date if known________________

Themes (check as many as applicable)

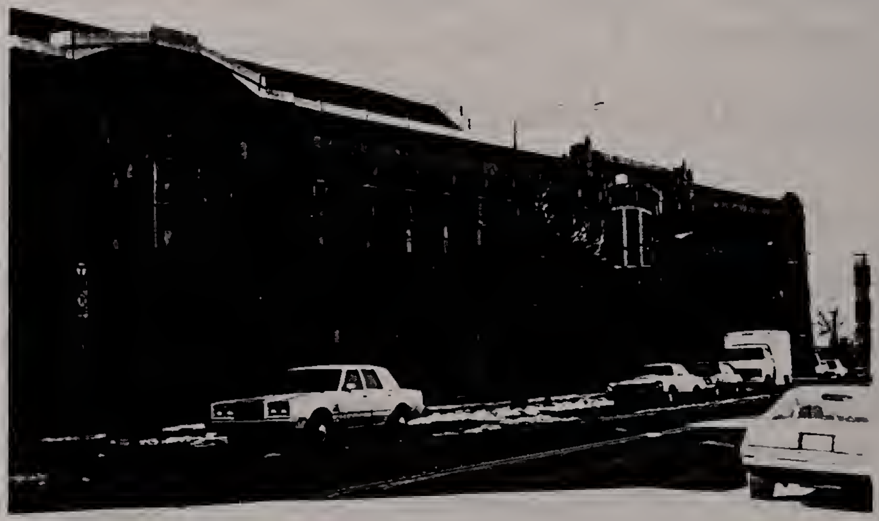
Aboriginal ______
Agricultural ______
Architectural x
The Arts ______
Commerce ______
Communication ______
Community/development x

Conservation ______
Education ______
Exploration/settlement ______
Industry ______
Military x
Political ______

Recreation ______
Religion ______
Science/invention ______
Social/humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

stone house lot, the Cracker Bakery of C.B. Goodrich, a structure belonging to a Joseph Scarlett and a house labeled Learned. By 1885 this lot was occupied by the four contiguous structure of Charles B. Goodrich's Cracker Bakery, a T-shaped church and stable and a U-shaped structure belonging to an H.W. Lewis. By 1901 the T-shaped church was owned by Jasper W. Stone et al., trustees, while the former U.S. Baking Co. buildings passed to Charles R. Ross. To the south of the Ross lot was the house lot of the heirs of Joseph Scarlett. The present armory building was built between 1901 and 1911.



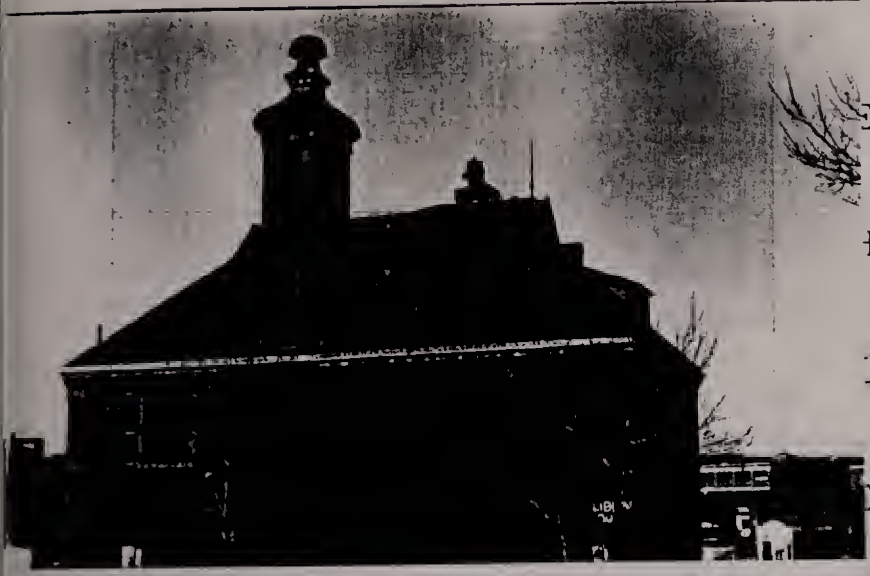
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS ~~454~~ 442 Bunker Hill Street COR. Main St.

NAME Charlestown Working Theatre present Engine #32 Fire Station original



No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Square

E 1883-1884 Middlesex Deeds source

IITECT C.~~A~~J. Bat~~s~~eman source

DER ____ source

ER City of Boston original present

PHOTOGRAPHS C-town 3.2/4.5.86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Fire Station

NO. OF STORIES (1st to cornice) 2 plus attic, basement

'OF hip w/ lower cross gable cupola -- dormers --

MATERIALS [✓ (Frame)] clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Queen Anne, red brick, brown stone trimmed fire station. Rectangular Plan. Main facade features two garage entrances surmounted by broad, brown stone lintels. Continuous brownstone sill course runs beneath second fl. windows. Brownstone course below corbelled cornice. Side, rear walls are characterized by planar brick surfaces and simple, rectangular sills and lintels (brownstone). Station enclosed by steeply pitched hip rod w/wide and narrow shed roof dormer at center of main facades slope.*

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA ____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

*Particularly noteworthy is the hose drying tower(?) on the south side w/its distinctive bell shaped roof.

(Map)

SIGNIFICANCE (cont'd on reverse)

The old Engine #32 Fire Station is situated near the intersection of Bunker Hill and Main Sts. It stands alone in an area of victory gardens and vacant lots, its bell shaped hose drying tower's(?) roof striking a picturesque note. Designed in the Queen Anne style c.1883/1884 its polychromatic facades are characterized by planar red brick surfaces and brown stone trim. Particularly noteworthy is the distinctive bell-shaped enclosure of its south wall's hose drying tower(?) and its hip with lower

A

Bibliography: Atlases--1875, 1885, 1892, 1901
Boston Directories
B.P.L. Architects File

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

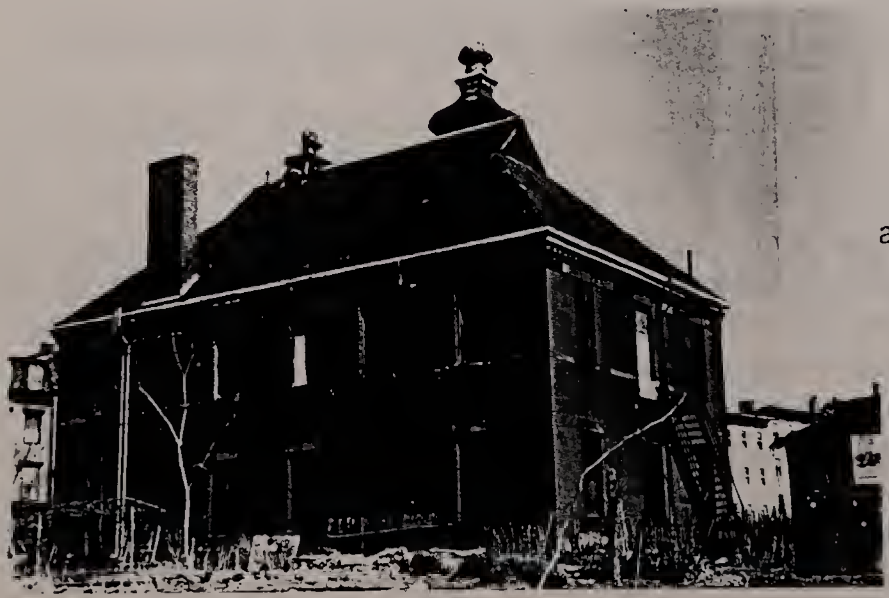
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian X
Transportation X

Significance (include explanation of themes checked above)

cross gable roof. Built ten years after Charlestown's 1874 annexation to Boston, this engine house represents the work of Boston city architect Charles J. Bateman. "He was born in Cambridge, March 4, 1851. He was educated in the public schools and in the Massachusetts Institute of Technology, and then studied architecture in the office of Faulkner & Clarke seven years, one of which was passed in their Chicago office. For three years he was with George Ropes, now of Kansas, and then began practice for himself in Boston, in 1876. In the year 1883 he was elected city architect, and appointed again in 1888. During his administration he built the 0 - street schoolhouse and also the school buildings on Auburn Street, Harbor View, George Putnam, Hammond Street, and the Roxbury High School; also an enginehouse in Charlestown, and other buildings. A peculiar feature of Mr. Bateman's work is that while in public office the actual cost of his plans never exceeded his first estimates. Mr. Bateman has also accomplished much notable work in private practice in the way of churches and parochial school buildings. In this class of work are the parochial school buildings in Charlestown, Malden, Waltham, and East Boston; the St. Cecilia Church, Back Bay district; the St. Catherine's Church, Charlestown district; Most Precious Blood, Hyde Park; Sacred Heart School, East Boston, and others. Among larger buildings designed by Mr. Bateman are the Carney Hospital, South Boston, Boston College, Home for Aged Poor in Roxbury, and a similar structure in Somerville; apartment houses in Boston, and in Jamaica Plain, West Roxbury district; the Couch Block in Somerville; and the Hotel Miller. Although the greater portion of Mr. Bateman's work is seen in large buildings, he has designed many handsome residences in the Dorchester and the Roxbury districts, and in the cities of Keene and Nashua, N.H. He resides in the Roxbury district, with his wife and family."

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

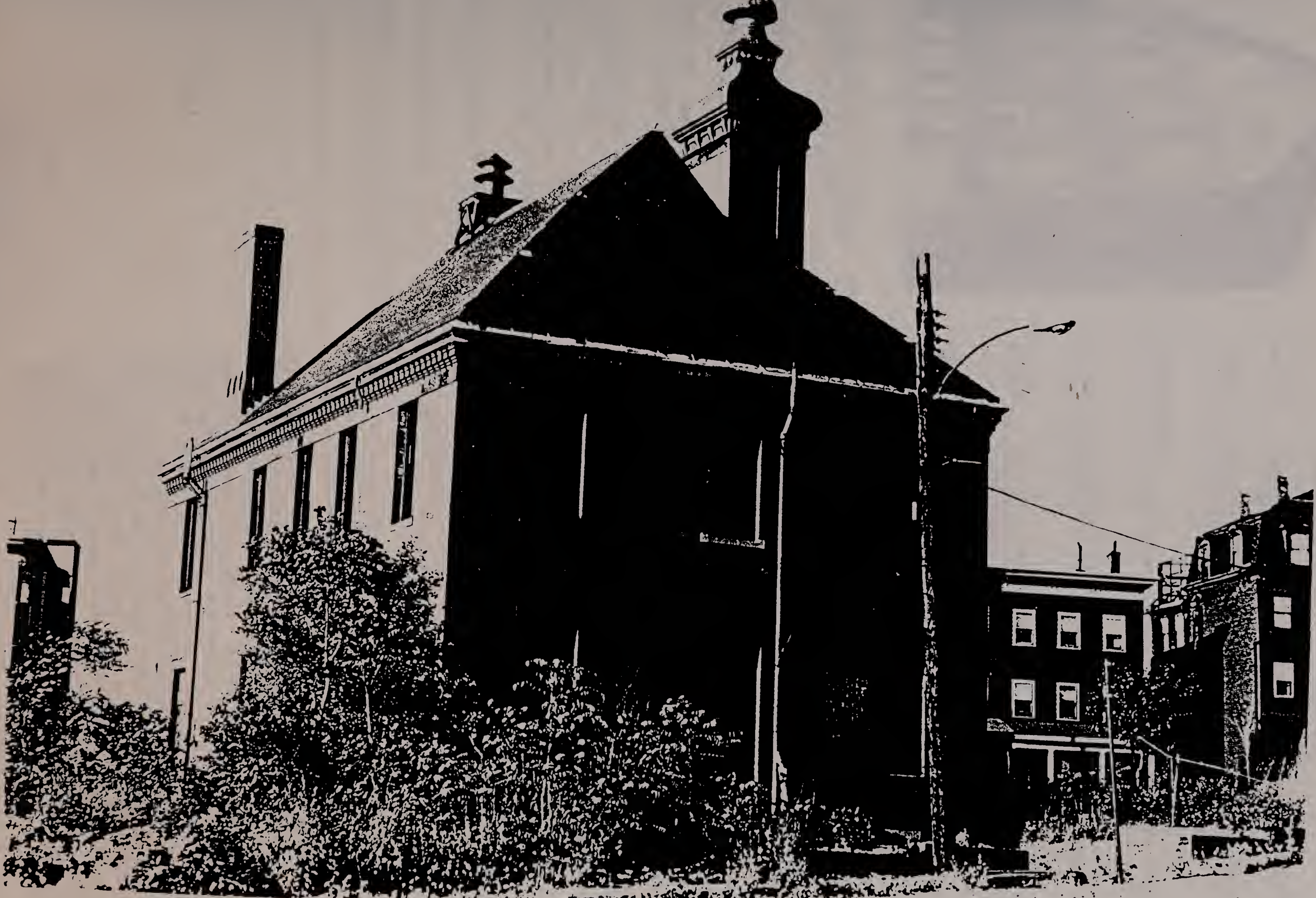
In recent years Engine #32 has housed a local community theater group.



as

Charlestown working theater

Form No. C-
454 Bunker Hill St.



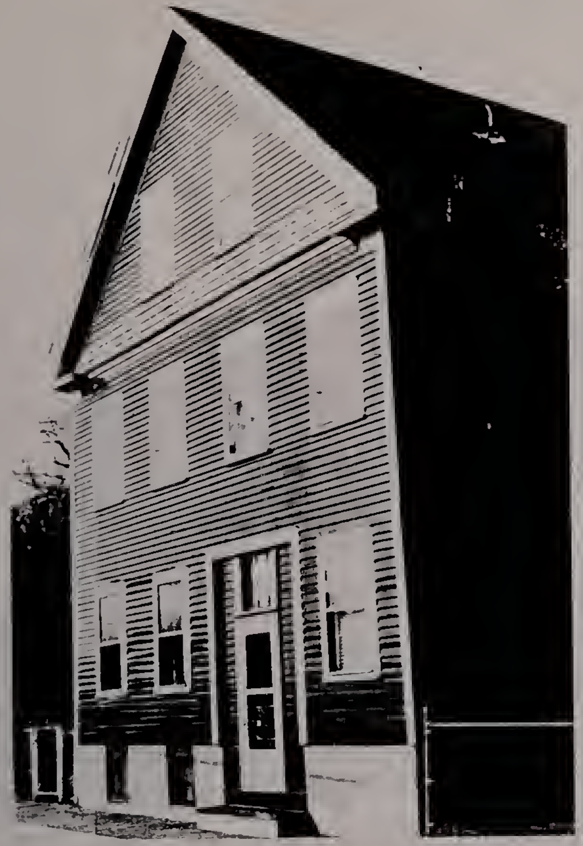
Engine # 32

440 Bunker Hill St.

June 2, 1975

Severy.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 23 Caldwell St COR. near Perkins St

NAME ____
present original

MAP No. 30N-11E SUB AREA Charlestown Neck/Sullivan Sq

DATE c. 1891-92(?) or earlier and moved? Atlases
source

ARCHITECT ____
source

BUILDER Horatio Williams (?)
source

OWNER HOratio and Martha A. Williams
original present

PHOTOGRAPHS C-town -4-1/2, 3.86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION T-plan Greek Rivival/Italianate house w/broad street facing main facade/gable. Low (brick?) basement, off center entrance w/simple vertical/horizontal board enframements. Above fron door is small, square 6 pane windows. Essentially 4-bay main facades. Simply enframed windows. Broad gable w/return eaves. Narrow boards accent corners, also side boards at eaves. Ell to rear of House clad w/wood shingles.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 2160 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse) #23 Caldwell St's form, fenestration and elements suggests that this is a Greek Revival/Italianate house dating to the c. 1850's. Atlases and Middlesex Co. deeds, however, indicate that a house did not occupy this lot until c. 1891-92. On November 23, 1891 Benjamin F. Parker, widower of Wellesly sold this lot (no mention of buildings) to Martha A. Williams, wife of Horatio Williams (see Suffolk deed 2029:488). Horatio Williams' career as a carpenter, stretched back to the 1840's (see Form on 57,59 Sullivan St), suggesting that it is entirely possible that Williams, working in a retardataire manner for the early 1890's, could have

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown/Boston Directories
A record of the streets, alleys, places, etc in the city of Boston (1910)
Suffolk Deeds: 1886:20, 2029:488

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural xx
The Arts ______
Commerce ______
Communication ______
Community/ development xx

Conservation ______
Education ______
Exploration/ settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/ invention ______
Social/ humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

produced a Greek Revival/Italianate frame vernacular house at so late a date. On the other han this house may have been moved from some other part of Charlestown Neck (perhaps as the result of the expansion of the Davidson Rubber Co. across the street). In any event, this house's lot had been part of the extensive land holdings of Benjamin Parker (and probably belonged to Richard Sullivan Sr during the early 19th c). Parker was a brickmaker, listed as early as 1834 as "without the Peninsula". During the 1840's his residence is described as "Neck Village"-referring to Sullivan Square and vicinity. From c. 1848 until the late 1860's he was a brick dealer living at 39 Perkins St. The Perkins House at 72 Perkins St was apparently built c. early 1870's. After Benjamen's death, Caldwell St appears to have been an afterthought in a street pattern that includes Brighton, Perkins and Parker Sts. These streets were set out over Richard Sullivan Sr.- owned land c. mid 1840's Caldwell St was originally called Columbia St and came into existence c. 1850's. It was called Columbia Court in 1866 and was not cut through to Brighton St until c. late 1880's. The name Caldwell St appears to date to c. late 1880's, judging by a plan entitled "Plan of Estates" in that part of Boston, etc. owned by the heirs of Benjamin Parker, April 16, 1889. In any event, this house first appears on the 1892 atlas. Members of the Williams family lived here until c. 1912. Later owners included Patrick Grimes, brewery worker (he lived at 28 Brighton St in 1910) and Miles Muldoon (1920's). Caldwell St evidently never developed as a more densely settled residential St owing to its proximity to the Davidson Rubber Co.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

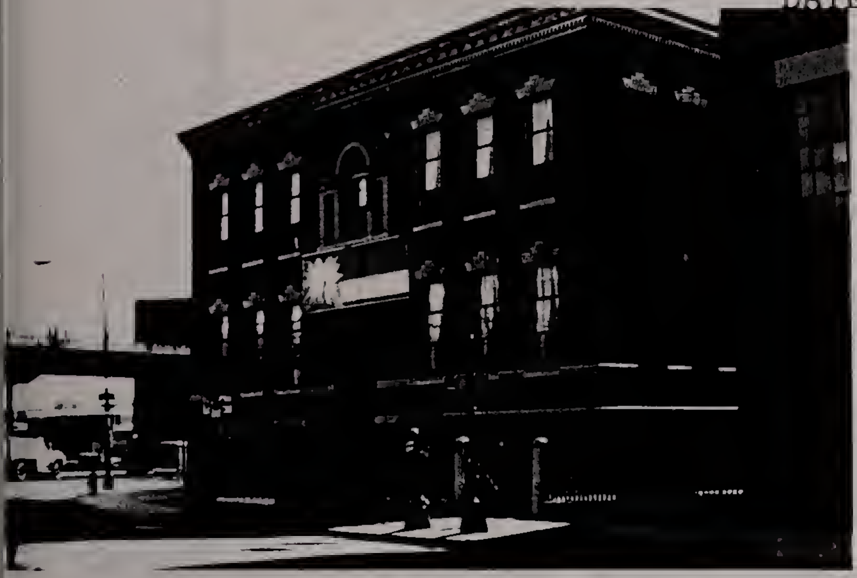
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS Cambridge St/Sullivan Sq. COR. Rutherford Ave

NAME Jesuit Center (present) B.V. Tweed School (original)

MAP No. 30N-11E SUB AREA Charlestown Neck/ Sullivan Sq.



DATE c. early 1890's 1891 source: Atlases B.P.L. card file

ITECT Edmund M. Wheelwright (as city architect) source

DER steven Brannan and John McNamara source: Damrell. Half Century p. 78

R city of Boston (original) (present)

OGRAPHS C-town - 4 . 6/2 . 86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
(non-residential) school

NO. OF STORIES (1st to cornice) 3 plus basement

OF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] [✓ stone trim/foundat] concrete iron/steel/alum.

BRIEF DESCRIPTION Georgian Revival T-form masonry school building w/7-bay main facade x 4-bay side walls (main block). Rises 2-stories from yellow brick basement w/red mortar. Walls characterized by planar surfaces w/Flemish bond laid in yellow mortar. The window sills are of Amherst sandstone and the trimmings and coping of the battlement are of yellow terra cotta. Continuous sill course of stone runs beneath 1st floor windows. In general, windows exhibit wedge-shaped lintels w/keystones and 6/6 wood sash. Flight of stone stairs leads to recessed *

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA ____ sq. feet

NOTEWORTHY SITE CHARACTERISTICS

*recessed round arch entrance. Above main entrance is handsome palladian window. Bldg. culminates in dentillated cornice.

(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, the former B.F. Tweed School is a well-designed example of an early 1890's Georgian Revival masonry primary school bldg. Its facade are characterized by a pleasing planarity, polychromatic red brick/ yellow brick contrasts and crisp elements-e.g. wedge shaped, keystoned lintels and a palladian window. It represents the work of important late 19th-early 20th c. architect Edmund M. Wheelwright (Wheelwright and Haven). Edmund M. Wheelwright was city of Boston architect from 1891-1894. He was a copartner, along with Parkman Balke Haven (1858-1/1/1943) from 1888-c. 1920. They were

A

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1835, 1892, 1901
Collection of City Architect E.M. Wheelwrights work, at B.P.L. early 1890's
"Boston, Look to the School Houses ... April 1953 pgs. A4-A5

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	xx
Agricultural		Education	xx	Religion	xx
Architectural	xx	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	xx
Commerce		Military		Transportation	
Communication		Political			
Community/ development	xx				

Significance (include explanation of themes checked above)

the architests of a number of ntable public buildings in the Boston area, including Horticultural Hall (1903), New England Conservatory of Music (1903), Massachusetts Historical Society (late 1890's), the Opera House, etc. Wheelwright's eclecticism is evident in such works as the Florentine REnnaissance Revival Boston Fire Dept. Headquarters, South End, 1894 (now the Pine St. Inn), and the Flemish Rennaissance Revival Lampoon Building on Mt. Auburn St., Cambridge (1909). Douglass Shand Tucci notes that Wheelwright "was concerned with much more than style. He was an authority on school house design (his Brighton High School of 1894 nationally influential) and he designed the robust, reinforced concrete and iron viaduct and train barn of Forest Hills Elevated Station, WEst Roxbury in 1909." In any event, the former B.F. Tweed School was built to house 6 rooms-three in each of the two stories, and a teachers room on the second floor. The heating was by "direct radiation." The cost of this school was $36,004.05, of which $2,507.00 was for heating and ventilating. The cost per school room was $6,000.00. The basement contained a "boys" and "girls" rooms, two bathrooms, a center stair hall and a boiler room and adjacent coal room.

In a 1953 publication entitled, "Boston, Look to the School houses" it was noted that "the B.F. Tweed School on Cambridge St. and Sullivan Square houses about 75 children, kindergarten through third grade, most of whom live in a triangular section north of Cambridge and west of Main St." By the early 1950's, three rooms on the second floor had been closed as a safety precaution--"the unenclosed center stairway and wood interior construction still constitute hazards". The school was eventually closed because of the

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

dangers of traffic in the area and the already cited interior conditions.

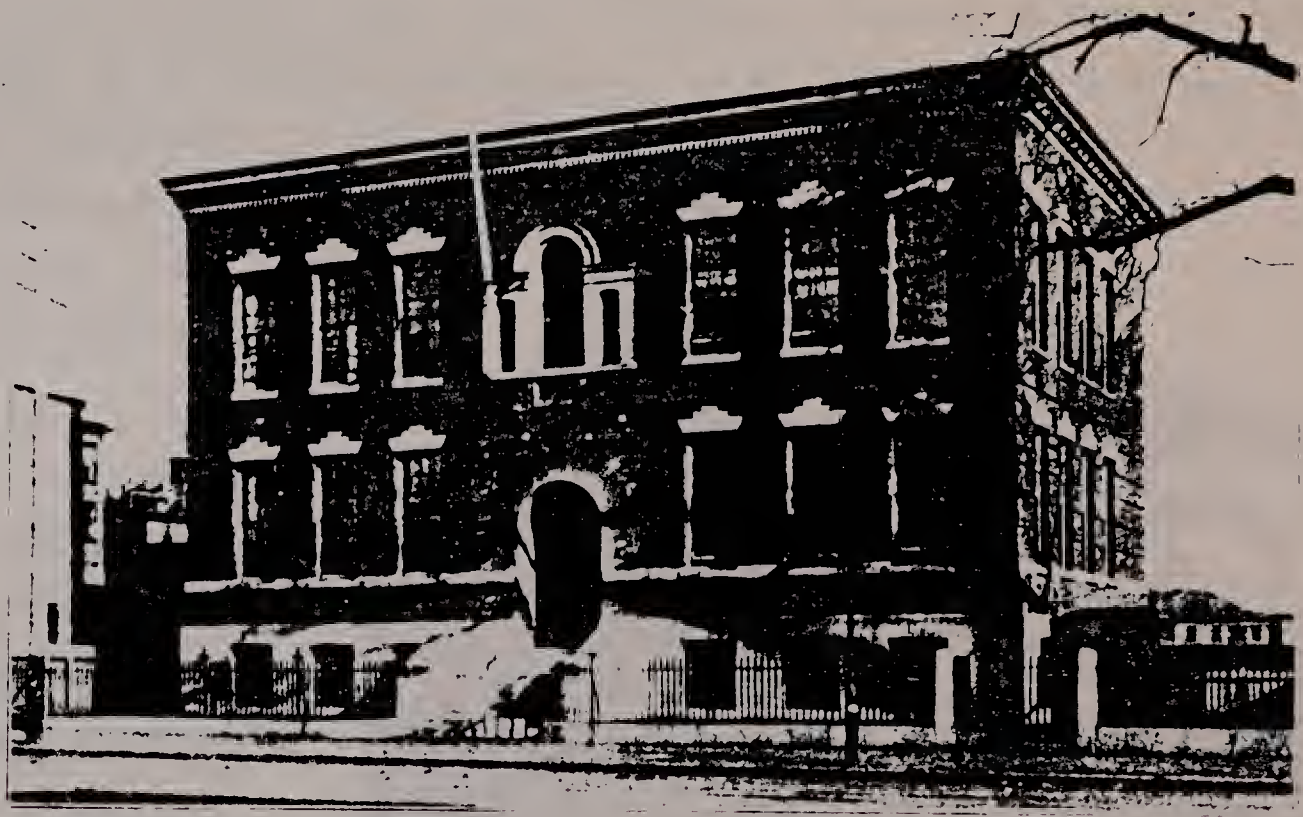
It is interesting to note that the southern terminus of the old Middlesex Canal was just to the east of this school's lot and south of this buildings site was the old Charlestown mill pond which was created as early as ~~1670-1675~~. 1645.

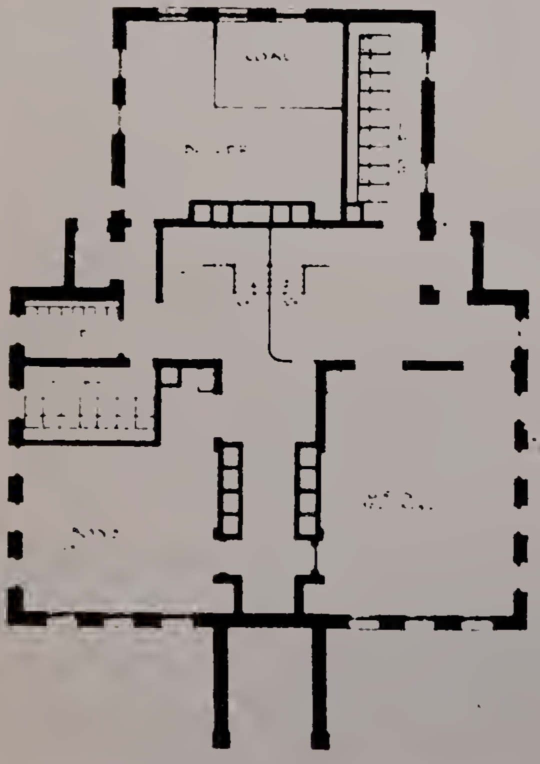
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

B. F. Tweed School.

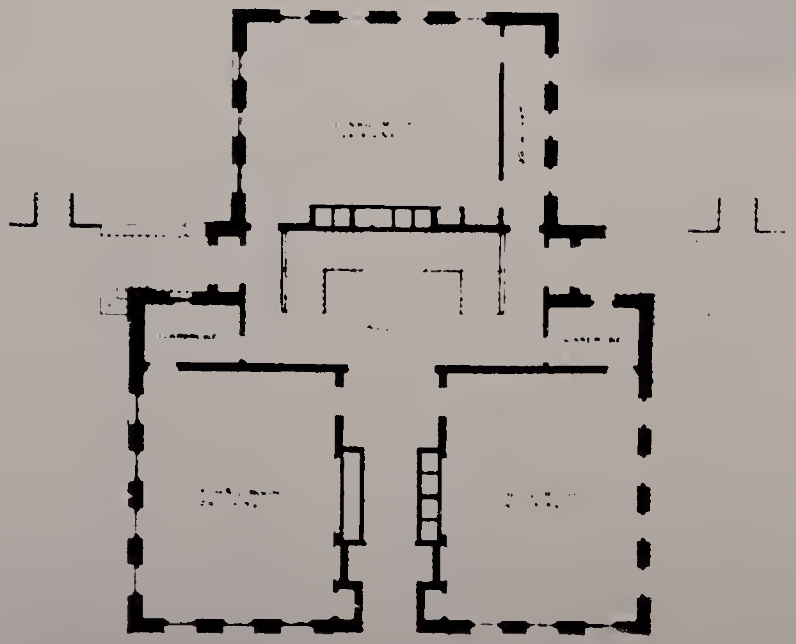
B. F. TWEED SCHOOL is on Sullivan Square, Ward 4 (Charlestown). This building is of the primary grade and has six school rooms, three in each of the two stories, and a teachers' room on second floor. The exterior walls of the basement are laid in red mortar; elsewhere Flemish bond laid in yellow mortar is used. The window-sills are of Amherst sandstone, and the trimmings and coping of the battlement are of yellow terra cotta. The heating is by indirect radiation supplemented by direct radiation. The cost was $36,004.05, of which $2,507.00 was for heating and ventilating. The cost per square foot of area was $3.04, the cost per cubic foot was $0.21¾, the cost per school room was $6,000.00.

Cost.

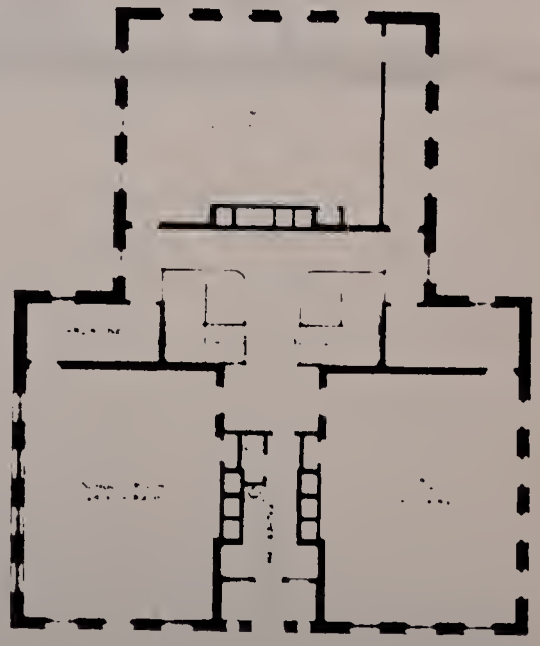




BASEMENT PLAN.



FIRST FLOOR PLAN.



SECOND FLOOR PLAN.

Bowdoin, Oak Square, Mechanic Arts High.

Margaret Fuller School.

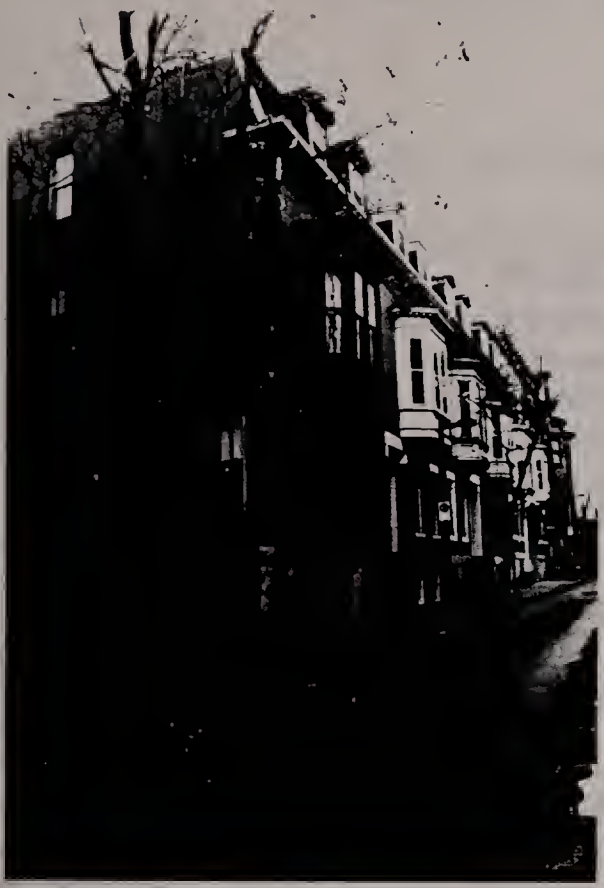
This School is identical to the B.F. Tweed School at Sullivan Sq. (see Glen Rd. form, Jamaica Plain).

MARGARET FULLER SCHOOL is on Glen Road, Ward 23 (Jamaica Plain). This building is of the primary grade and has six school rooms, three in each of the two stories. The teachers' room is in the second story. The exterior brick work is of selected water struck brick, coursed with buff terra cotta brick. The walls of the basement are laid in red mortar; elsewhere the walls are built with Flemish bond laid in yellow mortar. The window-sills are of Amherst sandstone, and the trimmings and coping of the battlement are of yellow terra cotta. The roof is flat and covered with tar and gravel. The heating is by a plenum fan run by a gas engine; in the more exposed rooms additional heat is given by direct radiation.

Cost.

The cost was $37,331.71, of which

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown



ADDRESS 6, 8, 10, 12 Cedar st. COR. near High st.

NAME ______ present ______ original

MAP No. 28N-12E SUB AREA east

DATE ca. 1863-64 source

ARCHITECT ______ source

BUILDER Amos Brown · carpenter - attributed source

OWNER Amos Brown / James Damon original present

PHOTOGRAPHS CT - 3 - 4/3 - 86

TYPE [✓ residential] single double [✓ 4 unit row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Mansard cupola — dormers 2 per bldg.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl [✓ Granite basements]
(Other) [✓ brick] [✓ Brown stone trim] concrete iron/steel/alum

BRIEF DESCRIPTION 2-story, Four unit Italianate / Mansard red brick, brownstone trimmed row characterized by flat fronts, 3-bay main facades, high, granite faced basements, paired / deeply recessed entrances, center 2nd fl. oriels, deep cornice w/ brackets intact on all except #8. straightsided mansard roof w/ paired dormers (pedimented). Entrances retain foot scrapers (cast iron) at #10, 12, multi pannel recessed entranceways. Original double front doors intact on all except #12. 1st fl. windows exhibit simple sill / sill tabs, lintels / lintel tabs and contain 2/2 wood sash. Wide oriels of 2nd fls are pannelled. feature tall narrow windows and culminate in bracketed cornices. These cornices are echoed in the flat roof's bracketed cornice above. Broad, brick 2-bay wall in evidence on west side.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA
6-1109
8-1106
10-1090
12-1078
sq. feet

NOTEWORTHY SITE CHARACTERISTICS

(Map)

SIGNIFICANCE (cont'd on reverse)

Built ca. 1863-64, 6-12 Cedar st. is a key component in the "wall" of redbrick, brown stone trimmed, Italianate-Italianate / Mansard houses bordering Cedar st's north side — this "wall" is characterized by a rythmic progression

Bibliography - Maps - Tufts Map - 1918
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown / Boston Directories
Middlesex Deeds - 971:38, 1011:334; 991:558

Moved; date if known__________________

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural _____
The Arts _____
Commerce _____
Communication _____
Community/development _____
Conservation _____
Education _____
Exploration/settlement _____
Industry _____
Military _____
Political _____
Recreation _____
Religion _____
Science/invention _____
Social/humanitarian
Transportation _____

Significance (include explanation of themes checked above)

of oriel windows, bracketed cornices, pedimented dormers and the undulating bow fronts of #18, 20, 22 Cedar st, further to the east. Architecturally, 6, 10, 12, 14 Cedar st is an attractive, well crafted group of Italianate row houses - granite faced basements are a holdover from 1830's and 40's Greek Revival row houses while 2nd fl. oriels, bracketed cornices and mansard roofs strike a more "progressive", up-to-date" note. These houses are a product of a mid 19th c. Charlestown building boom which began during the late 1830's, intensified due to immigration, the coming of railroads + expanding local industries during the 1840's and 50's and continued without abatement during the Civil War. Cedar St. was set out ca 18 __. It evidently follows the north-south dividing line of two large tracts of land labeled Swift (North). Union Savings Bank (South) shown on the 1818 Peter Tufts map of Charlestown. A Middlesex Plan [Plan Book 11, Plan __] dated September 1863 shows #6-12's tract as 4 vacant lots owned by Amos Brown. He was a local carpenter. Further research is needed to pinpoint the transactions between Brown and Damon

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

+ possibly others which clearly indicate when buildings first appear on these lots. Damon was selling off #6 and #12's land w/ the buildings thereon in 1867 and 1866, respectively. A Reuben B. Sherburne of Lynn paid Damon \$6,000 for #6 on May 8, 1867 (991:553) and Charles F. Newall paid Damon \$5,000.00 for #12 on May 21, 1866 (971:38). AMOS BROWN was apparently responsible for the construction of this row. (see Form on 4, 6, 8, 10 Mystic st. for more information on Amos Brown, carpenter and builde

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) Further research is needed on James Damon - he was active in Charlestown real-estate speculation ca - 1840's - 60's.

Owners of this row in 1875 included - #6 - R.B. Sherburne (occ?); #8 - James Damon; #10 - James W. Kidney - Turner, Kidney + Co. pavers and contractors, 16 Traveller's Bldg and #12 - Jackson Flanders, truckman, 93 Central (1st listed here in 1870, prior to that date at 30 Winthrop (1868) and 4 Wallac Court (1866) - with the exception of Flanders #6, 8, 10's pre 1875 owners purchased these houses as investment properties. Kidney lived in the Italianate mansard mansion at 52 Sullivan St (See Form)

Boston Landmarks Comm.

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Charlestown	Form No:
Property Name: 6, 8, 10, 12 Cedar st.	

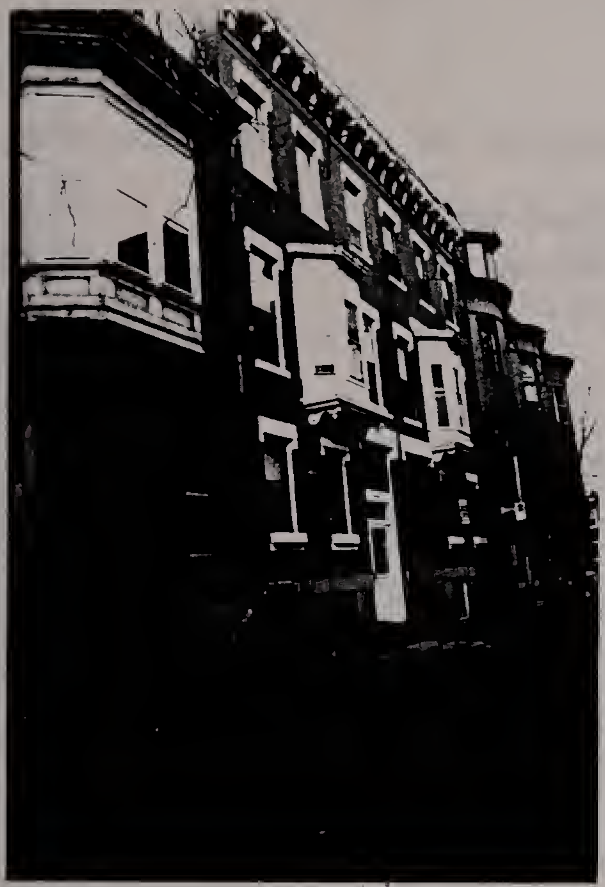
Indicate each item on inventory form which is being continued below.

James W. Kidney was born at Irisburg VT. in 1832. He came to Boston penniless at age 16 and for 7 years served as an apprentice in the paving trade. During the last years of his life he was a partner in the company of Kidney and Libby - this firm employed a large # of men - sometimes as many as 150 workers. This firms work took them to all parts of New England. - more locally Kidney and Libby had contracts w/ the Boston City Government and the horse car railways.

By 1892 the owners of the group included #6 - R.B Sherburne, #8 - Alfred White of White and Landry, hairdressers, 125 Causeway, Boston; #10 - M. W. Symonds (occ?) and #12 - Edward O'Donnell, Mystic Water works. By 1911, this groups owners included #6 - T A. Holden, #8 - Eugenia White, #10 - B. J. Murphy, #12 - Ed O'Donnell.

~~Staple to Inventory form at bottom~~

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 14, 16 Cedar st. COR. near Laurel st.

NAME ____________________
present original

MAP No. 28N-12E SUB AREA east

DATE ca. 1859 Middlesex Deeds
source

ARCHITECT ____________________
source – Middlesex Deeds

BUILDER John F. Gilmore "stone cutter" and/or Weston and Mason "painters and builders"
source

OWNER John F. Gilmore - stone cutter
original present

PHOTOGRAPHS CT-3-4/4, 5/1-'86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola – dormers –

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone granite trim concrete iron/steel/alum.

BRIEF DESCRIPTION Two flat front, red brick/granite trimmed Italianate town houses rising 3-stories from granite faced basement to flat roof. 3-bay main facades and side hall plans. Paired and recessed entrances w/ short flights of granite stps. still intact on late 19th c. double inner entrance doors – outer door added to #14. Above entry openings are large lintels w/ tabs. In general, windows exhibit simple stone sills w/ lintels and tabs. Oriel windows located at center of main facades' 2nd fls – oriels on thin platform supported by pendant ornamented sawcut brackets. Oriels topped by shallow cornices*

EXTERIOR ALTERATION [✓ minor] moderate drastic __________

CONDITION [✓ good] fair poor ________ LOT AREA 14 - 1356 16 - 1330 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________________

* Bldgs. culminate in deep wooden cornices w/ sawcut brackets. Houses enclosed by flat roofs. 1868 Atlas indicates contiguous rear brick ells and composition roofs.

(Map)

SIGNIFICANCE (cont'd on reverse)
#14, 16 Cedar St. are key components in the masonry "wall" of 1850's/1860's row houses lining the northwest side of Cedar street. Together with 2nd fl. oriel windows of #'s 6-12 Cedar st, and the undulating bow fronts of #'s 18-22 Cedar st, #'s 14, 16 Cedar st form a streetscape remarkable for its rythmic repitition of projecting forms. The picturesqueness

Bibliography - Maps - 1818, 1852
Panoramic View of Charlestown - 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories - 19th c.
Middlesex Deeds - #14 - 850: 402, 851: 251, 1021: 463
#16 - 851: 202; 406, 931: 111, 971: 322

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

of Cedar st is heightened by the narrowness of the street the presence of compatible late 19th c. apartments across the street and a charming mansard cottage at 34 High st which serves as a southwestern focal point opposite the head of Cedar st.

Built ca. 1859, these houses represent the work of John F. Gilman, stonecutter and possibly Weston and Mason builders and painters. John F. Gilman was active in Charlestown building trades from ca. 1850 until the early 1870s. Overtime, Gilman's places of residence included: 7 Second st (1852) 53 Russell st (1854), 7 Monument Ave (1856), 37 High st (1860), 173 Main st (186_) and 160 Main st (1870). For biographical information on Weston and Mason see form on 2, 4 Mason Court.

#14 and 16 Cedar st's lots were part of a large rectangular parcel labeled "Swift on the 1818 Tufts map of Charlestown. Evidently Cedar st. was laid out ca. 18__ along the boundary line separating Swift's property from that of the Union Savings Bank on the SouthEast. #14, 16 Cedar st's lots lay just outside the northwest boundary of the Bunker Hill Monument Association's 115 lot Monument Square tract. A "Plan of Monument Square" dated 1834 shows 14, 16's land

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

as part of a parcel owned by Nathan Pratt. By the late 1850's, 14 and 16's lots were owned by John Stimpson. He sold #14's land "with the new brick building" to John F. Gilman, stonecutter on Sept. 20, 1859. Gilman paid Stimpson $2500 for the house and land [Gilman evidently purchased #16 from Stimpson at about the same time he purchased #14 from Stimpson]. On May 16, 1861, Gilman sold #14 to Caroline M. Sisson (wife of Francis Sisson) for $5,200.00. The Sissons sold this house to a Frank P. Hurd on April 20, 1868 for $7,500.00. Later owners of

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

#14 Cedar st. included George Bachelder (1885), Frank Jones (1890's, 1900s) and Nellie F. Shaw (1911). #16's deed chronology raises the possibility that prolific builders and painters Weston and Mason had a hand in this building's construction. On April 30, 1860, Gilman sold #16 to Weston and Mason, "painters and builders" for $6,000.00. One month later, Weston and Mason sold #16 to Peter Holmes cork dealer on June 4, 1860 for $6,500.00. Holmes, in turn, sold #16 to Aaron Ward, weaver, for $5,500.00 on Aug 7, 1865. Andrew T. Graves purchased this house from Ward on July 28, 1866 for $5,500.00.

INVENTORY FORM CONTINUATION SHEET

Boston Landmarks Commission

Community: Charlestown	Form No:
Property Name: 14, 16 Cedar st.	

Indicate each item on inventory form which is being continued below.

Aaron T. Graves was a bookseller and publisher, 20 Cornhill. Later owners of #16 included Richard F. Leonard (1901) and Annie M. Leonard (1911).

Note: Over time John F. Gilman's places of business were listed as:
Gilman and Goodrich Stone cutters, Prison Point Wharf (1854),
East Cambridge (1856 - 1860's),
John F. and F.L. Gilman, granite cutters and dealers, 49 Medford st (187

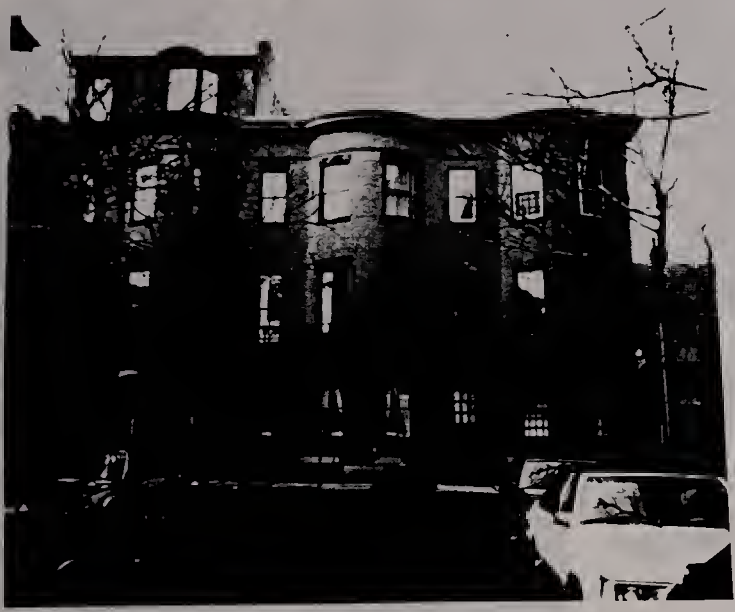
~~Staple to Inventory form at bottom~~

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 18, 20, 22 Cedar St. COR. opp. Laurel st.

NAME ____________________
present original

MAP No. 28N-12E SUB AREA east



DATE ca. 1855-1856
source

ARCHITECT ____________________
source

BUILDER ____________________
source

OWNER Nicholas G. Childs and others
original present

PHOTOGRAPHS C-T - 3.4/5,6-86

TYPE ([✓ residential]) single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 3 plus basements

ROOF Mansard - #18 Flat - 20, 22 cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Trio of Elegant brick bow front town houses - residences rise 3-stories from low granite block basements to deep cornices. Side hall plans. Main facades exhibit flat entrance bay and bow front (2 windows). Recessed entrances w/ replacement front door on #22 - otherwise original or at least mid 19th c. doors on #'s 18, 20. Windows exhibit brown stone sills and lintels. Tall windows with 9/9 wood sash open on to cast iron balconies with rococo revival motifs - originally just cast iron ornamental banding without floors. (Tall windows on #20 treated as French doors). In general houses exhibit simple brownstone sills and lintels - with the exception of the 2nd floor windows which exhibit cornice heads. Windows exhibit various sash configurations. Brownstone course runs above 3rd floor windows

EXTERIOR ALTERATION [✓ minor - moderate] drastic Mansard addition on #18

CONDITION [✓ good] [✓ fair] poor badly weathered brownstone lintels on #22 LOT AREA 18-1252 20-1252 22-1252 sq. feet

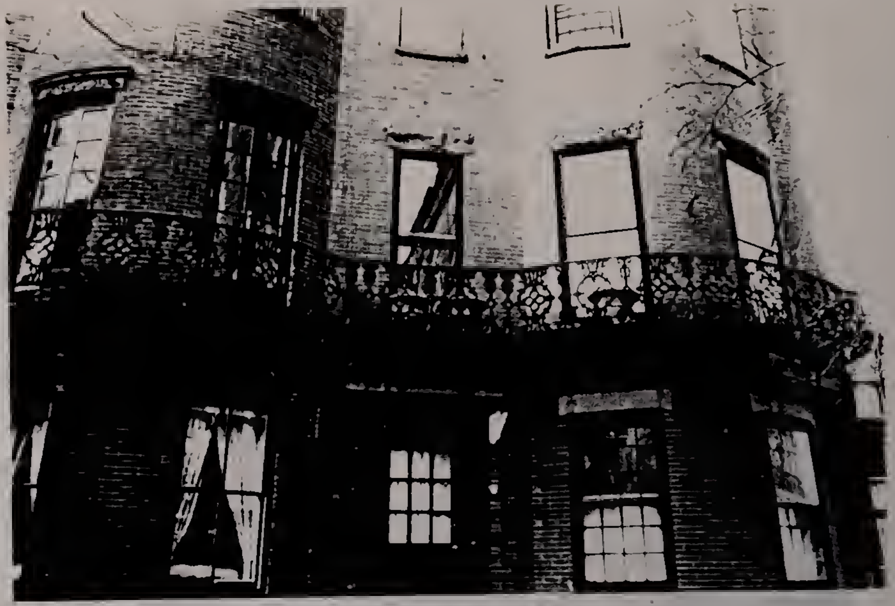
NOTEWORTHY SITE CHARACTERISTICS Serves as stylish focal point for the head of Laurel st. Together with #'s 1, 2 Laurel st. forms attractive enclave of bow front row houses.

(Map)

SIGNIFICANCE (cont'd on reverse)
#'s 18, 20, 22 Cedar st. are elegant, relatively rare Charlestown examples of mid 19th century bow front row housing. Much of this trio's charm is dependent on the tall, gently bowed fronts, tall 2nd floor windows, Rococo Revival cast iron ornamental banding and

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - 1071:371, 991:165,
981:190, 921:103, 731:544 (For #18).
Charlestown Directories - 1850's - 70's
Boston Directories - late 19th c.

Moved; date if known ____________



Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/development __X__
Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

deep cornices. Together with no.'s 1, 2 Laurel st., this trio forms an attractive enclave of bow front houses. #'s 18, 20, 22 Laurel st. serve as an attractive focal point at the head of Laurel st (as seen from Monument Square).

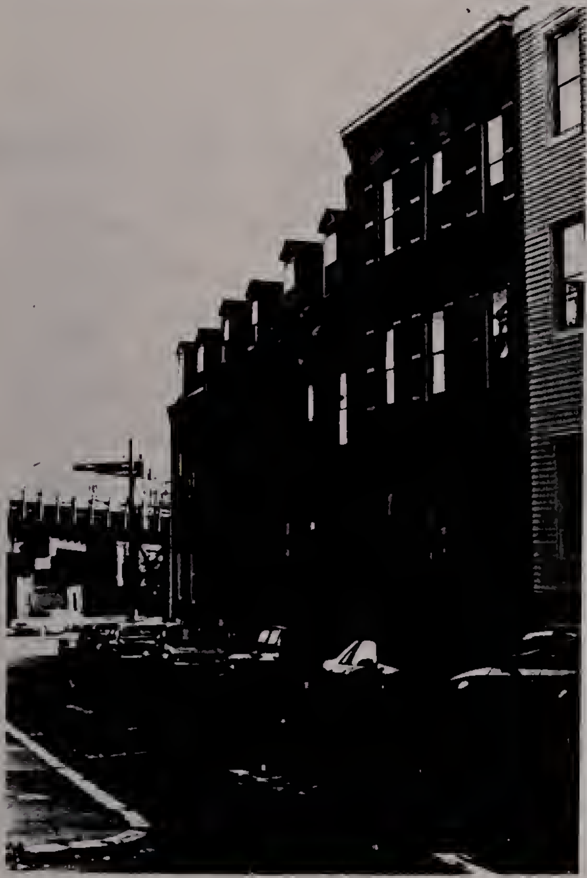
#'s 18, 20, 22 Cedar st. stand just outside the boundary of the 115 lot tract developed by the Bunker Hill Monument Association during the 1830s ("auctioned-off" beginning in 1839). Laurel st., evident intended to be a street of considerable breadth. never reached beyond Cedar st. #'s 18, 20, 22's lots appear on "A Plan of Childs, Kimbal and Fields lands dated July 13, 1855 - Plan Book 7. Page 60 (Middlesex Judging by the 1855 plan and listings for Nicholas G. Childs in mid 1850's Charlestown Directories, #'s 18-22 Cedar st. appear to have been built ca. 1855-1856. #18 (and possibly #'s 20+22) w. originally owned by Nicholas G. Childs, chemist. In 1854 he lived at 17 Bartlett st. By 1856 he is listed at "foot, Laurel". [See Middlesex Deeds 731:544]. Further deed research is needed for #'s 20, 22 to determine early ownership. By 1875, #18 was owned by L. Elliot Pierce. #20 was owned by

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

D.L. Palmer (occ?) and #22 was the property of George A. Coolidge, master mechanic, Fitchburg Railroad. By 1892 this trio's owners included Ezrah K. Goodall (occ.?) - #18, Thomas F. Neary, clerk, 9 Bunker Hill st - house 8 Cedar st - #20 and George A. Coolidge. Owners in 1911 included Ezra K. Goodall - #18, Margaret A. Beck - #20 and Elizabeth L. Moffitt - #22.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

OSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS #'s 14, 16, 18, 20 Chestnut street COR. betw. Adams st. and Lowney Way.

NAME ______ present ______ original

MAP No. 28N-13E SUB AREA Training Field / Winthrop Sq.

DATE ca. late 1840's - early 1860's source 1848 Panoramic View, 1852 McIntyre Map, Middlesex Deeds

ARCHITECT ______ source

BUILDER ______ source

OWNER Caleb Pearce heirs? Ira Foster? original ______ present

PHOTOGRAPHS CT - 2/3 - '86

(PE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______

). OF STORIES (1st to cornice) #'s 14-18 = 2, #20 = 3 plus #'s 14-18 = basement, attic #20 = basement

)of #'s 14-18 = gable, #20 = flat cupola — dormers #'s 14-18 - 2 per main facade.

ATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] granite, stone (brownstone trim) concrete iron/steel/alum.

RIEF DESCRIPTION #'s 14-18 are identical, flat front 2-story Greek Revival rowhouses w/ sidehall plans / 3-bay main facades, low granite faced basements, deeply recessed entrances. In general entrances exhibit simple, wide brownstone lintels and windows display simple brownstone sills and lintels. Bldgs culminate in simple, shallow corbel table. Bldgs. enclosed by gable roofs w/ pairs of pedimented dormers. #20 → 3-story flat front townhouse constructed of red brick w/ granite faced basement, simple brownstone sills and lintels. Deeply recessed entrance. Bldg. culminates in dentilated cornice, flat roof.

XTERIOR ALTERATION [✓ minor] moderate drastic ______

ONDITION [✓ good] fair poor ______ LOT AREA 14-1500 16-1348 18-1500 20-1418 sq. feet

OTEWORTHY SITE CHARACTERISTICS Mid 19th c. brick rowhouses of Chestnut st. between Adams st. and Lowney Way provide introduction to remarkably intact Training Field / Winthrop Sq and Chestnut (upper) and Mt Vernon sts. district. To the S.E. of these rows is bleak area of vacant lots, elevated highway etc.

(Map)

SIGNIFICANCE (cont'd on reverse)

Together with the rowhouses across the street at 15-21 Chestnut st, #'s 14-20 Chestnut st. forms a discrete enclave of redbrick, granite/brownstone trimmed residences exhibiting Greek Revival stylistic elements. These groups are bounded by the bleak area of vacant lots and elevated highway / ramps to the South and the essentially intact mid 19th c. Winthrop Sq, Chestnut st /

Bibliography
Maps - 1818, 1852
Atlases - 1868, 1875, 1885
Panoramic View From Bunker Hill
Monument" by R. Mallory - 1848
Middlesex Deeds - #14 - 911: 97
#16 - 911: 251, #18 - ?, #20 = 971: 332

Moved; date if known ____________

see T. T. Sawyer's Old Charlestown pgs 171-176 (1901)

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Mt. Vernon districts to the north/northeast. Architecturally #'s 14-20 Chestnut St. represent solid, straightforward, extremely plain examples of mid 19th c. masonry Greek Revival middle/upper middle class housing. The dates of construction for the trio of houses at #14, 16 and 18 Chestnut and 20 Chestnut St is difficult to pin point via deeds. Further research is needed to untangle the complicated webb of probate records and deeds related to the Caleb Peirce and Ira Foster estates (ca. 1840s - 1860). Neither the Mallory Panoramic View of Charlestown/Boston (1848) or the not always accurate McIntyre map of 1852 present a clear picture of buildings on these lots. The 1852 McIntyre map does show that Mechanics Row (now Elwood St.) originally ran from Putnam St, intersecting with Chestnut St - evidently #20 covers the portion of Mechanics Row which preceded its intersection with Chestnut St. (Mechanics Row/Elwood St. is now a cul-de-sac). Middlesex Deed's for these properties "dead-end" at points during the early-mid 1860's - with possibilities for further progression backwards in time depending on the unraveling of indiv-

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

-ual ownership within large estates. Richard T. Stoddard, "builder" purchased #14 from Catherine F. Stoddard of Stoughton Ma. on 11 August 1864. (Buildings are mentioned in the Stoddard/Stoddard deed). Thomas Cunningham purchased #16 from the First Universalist Society in Charlestown on September 23, 1864 for $4,000.00. This lot was part of the Caleb Peirce estate (see Middlesex Probate Court Records, Oct 9, 1860). Cunningham was a "boilermaker" Further research is needed on #18.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

#20 was sold by Ira Foster etc. of Dorchester, Md. on July 31, 1866 for $5,000.00. to Isaac K. Baker, Charlestown West India Goods dealer. By 1885 this groups owners included K.T. Stoddard (#14) hrs of T. Cunningham (#16), Mary Murphy (#18) and George B. Thomas (#20).

INVENTORY FORM CONTINUATION SHEET

BOSTON LANDMARKS COMMISSION

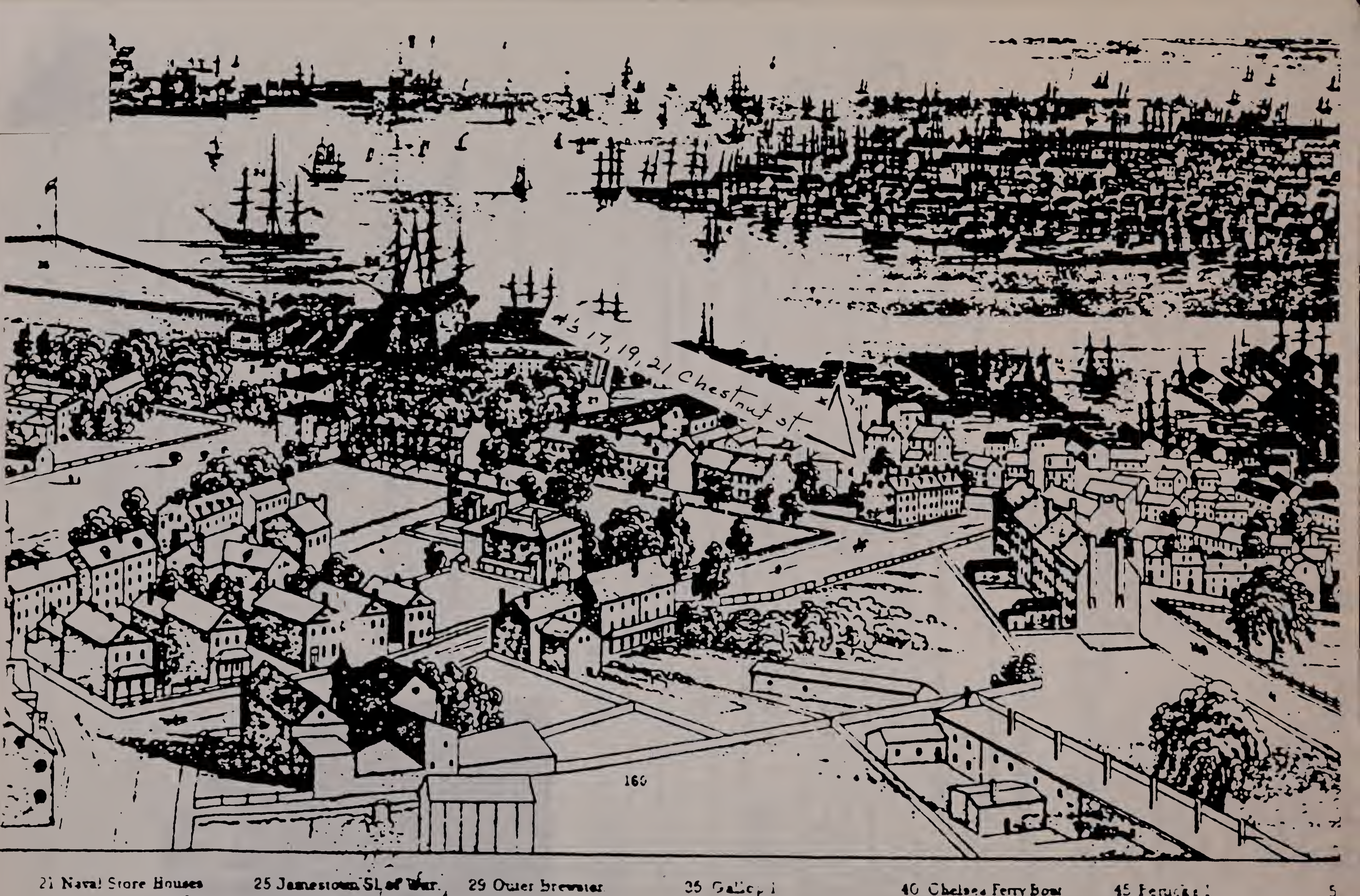
Community: Charlestown, Ma.	Form No:
Property Name: #'s 14-20 Chestnut st.	

Indicate each item on inventory form which is being continued below.

Lower Chestnut st. (between Adams st. and Lowney Way) has a developement history that is seperate from that of Upper Chestnut st. Upper chestnut st. had been part of the Nathan Adams (later George Adams Kettel) estate. Upper Chestnut st. started out as a lane leading northward up Breeds Hill to the George Adams Kettel house (once opposite #30 chestnut st). Kettel subdivided his estate into houselots as early as 1840.

Lower chestnut st, on the other hand, existed as a street as early as 1818 (see Tufts map) — at that time it was called Shippey st. During the 1830's and early 1840's it was called Townsend st in honor of Samuel Townsend whose wooden house stood at the corner of Adams and Townsend (Chestnut st). Until the late 1840's the Townsend house was the only house on lower Chestnut st. This house was surrounded by horse-chestnut trees (hence the name Chestnut st.). All the rest of Townsends land "was fenced and used as a garden". #'s 17 - 21 Chestnut st. appear on Mallory's "Panoramic View From Bunker Hill Monument"

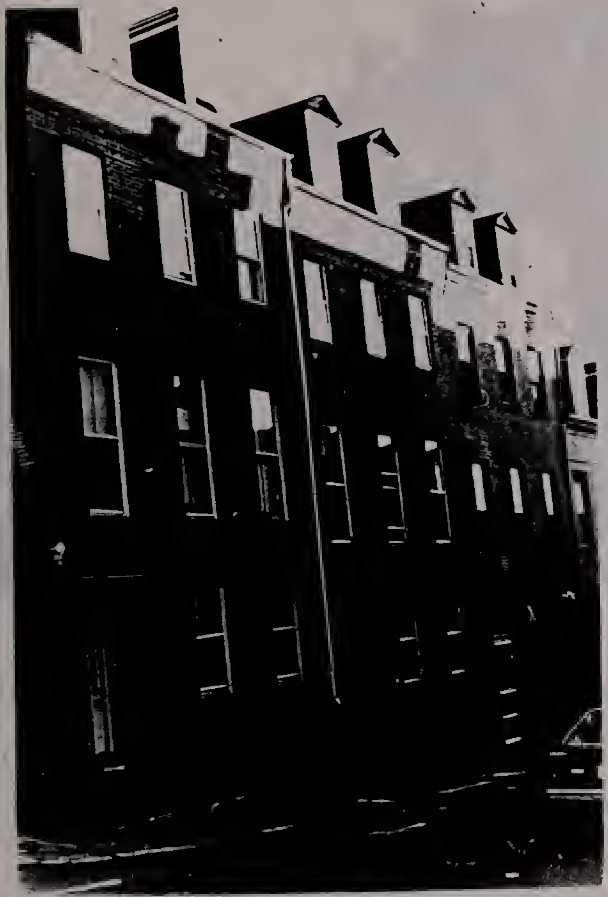
FROM R.P. MALLORY'S Panoramic View from Bunker Hill



21 Naval Store Houses
22 Steam Engine House and Work-shop
23 Commodore's House
24 Ohio 74
25 Jamestown Sl. of War.
26 Bomb Ketch in Dry Dock
27 Officers Houses
28 Gt Calf I & Gt & Middle Brewster
29 Outer Brewster
30 Boston Light
31 Point Alderton
32 Georges I (Ft Warren)
33 Lovells I 34 Nix's Mate
35 Gallop I
36 Long I & Long I Light
37 Gove I (Ft Winthrop)
38 Cunard Steamers Landing
39 E. Boston Ferry Boat
40 Chelsea Ferry Boat
41 Cohasset
42 Hull _ Nantasket
43 Hingham
44 Rainsford I
45 Peddock's I
46 Spectacle I
47 Castle I (Ft Independence
48 Pumpkin I
49 Slate I 50 Grape I

FROM: R.P. MALLORY'S "Panoramic View From Bunker Hill Monument" - 1848

TON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown



ADDRESS 15,17,19,21 Chestnut st. COR. Adams st.

NAME ____________________
present original

MAP No. 28N-13E SUB AREA Training Field/Winthrop Sq

DATE ca. 1847-48 (possibly as early as 1830?) Middlesex Deeds
source

ARCHITECT ____________________
source

BUILDER Thomas Greenleaf (?) and/or William Caswell (?) Middlesex deeds
source

OWNER Thomas Greenleaf and William Caswell
original present

PHOTOGRAPHS CT- 2/2- 4,5-'86

E [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________________

OF STORIES (1st to cornice) 3-#'s 17-21 2-#15 plus basement, attic-#'s 17-21 basement, attic-#15

- Gable cupola — dormers 2 per main facade roof slope.

ERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

EF DESCRIPTION Group of 4 red brick, granite/brownstone trimmed Greek Revival townhouses -#'s 17, 19, 21 feature identical surface treatments - each house rises 3-stories from anite faced basement to gable roof w/ pair of dormers. In general, houses characterized pleasing planarity, deeply recessed entrances (side-hall plan) w/ wood pannelled try walls. Front doors flanked by multi pane sidelights and transoms. (Later outer oor/enframements at #17) Tall windows appear at 2nd fl. (w/ recently installed 6/6 and 9/9 - #21) In general, windows exhibit simple rown stone sills and lintels. ldgs culminate in distinctive epped out corbel tables. #21 atures broad end wall gable, rear ell. Later, Italianate l projects from 2nd fl. of at Adams/Chestnut st. rnr. #15 is essentially ntical to house at 14-18 utnut st (see Form) four houses features pairs of

ERIOR ALTERATION [✓ minor] moderate drastic Wooden oriel added to end wall gable of #21 at 2nd fl.

DITION [✓ good] fair poor ________ LOT AREA 15- 911 17-1112 19-1118 21-1150 sq. feet

EWORTHY SITE CHARACTERISTICS ____________________

(Map

SIGNIFICANCE (cont'd on reverse)

#15-21 Chestnut st., together with the row houses across the street at 14-20 Chestnut st., forms a discrete enclave of chastely rendered, red brick, granite/brownstone trimmed residences - these houses may be categorized within the Greek Revival style. These masonry groups borders a bleak area of vacant lots, elevated

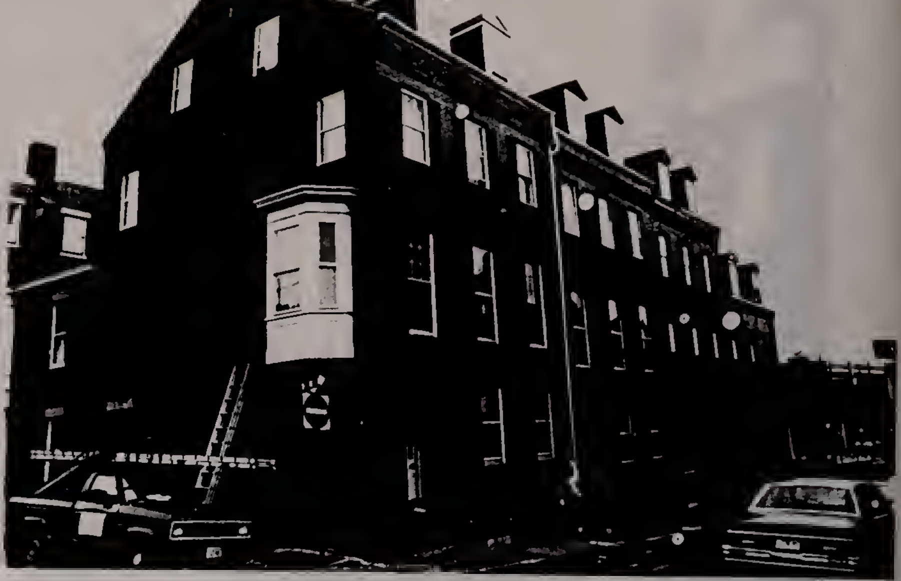
Bibliography - Maps-1818, 1852
Atlases- 1868, 1875, 1885, 1892, 1901, 1911
Panoramic View From Bunker Hill Monument"-1848
Middlesex Deeds - #15 - 601:539, #17- 501:239
SUFFOLK -1491: 145, 146), #19- 761: 297, 781:502,
801:186, 971:342, 1158:346

Moved; date if known

Charlestown Directories. mid-late 19th c.

Themes (check as many as applicable)

T.T. Sawyer-Old Charlestown - 1901



Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/ development X

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military(U.S.Navy) X
Political ____

Significance (include explanation of themes checked above)

highway and ramps (to the south east) and provides a fine introduction to the remarkably unspoiled 19th c. residential quarters to the northwest and northeast at Winthrop Sq. and Upper Chestnut st/ Mt. Vernon St., respectively. Architecturally, #17-21 Chestnut st is a good example of solid, relatively substantial Greek Revival Charlestown row housing. This trio is characterized by pleasingly planar masonry surfaces (interrupted only by the later, Italianate oriel 2nd fl. window on #21's Adams st. gable), deeply recessed entrances, tall, elegant 2nd fl. windows, distinctive "stepped-out" corbel tables and broad end wall gables. The usually accurate 1848 Mallory "Panorami View from Bunker Hill Monument" shows this trio with linked chimneys at the end wall gables rather than just the present, simple end wall gable. #15 was built after 1848 and is identical in terms of form and surface treatments to #'s 14-18 Chestnut st. #'s 15-21 Chestnut st. were originally part of a more extensive group of contiguous townhouses, which stretched nearly all the way to Chelsea st (see 1852 McIntyre map). Middlesex deeds indicate that #'s 17-21 was built ca. 1847-1848. At that time, William Carwell, "wood and coal"

Preservation Consideration (accessibility, re-use possibilities, capacity (dealer)
for public use and enjoyment, protection, utilities, context)

and Thomas Greenleaf, carpenter, purchased a large tract bounded northerly by Adams st, 54', easterly by the lands of Daniel Sampson and Jacob Foss, 154', southeasterly by the land of Jacob Carwell, 49'10" and westerly by Townsend (Chestnut) st (see Middlesex deed 501:239, March 19, 1847) - #'s 15-21's land was included in this parcel. Carwell and Greenleaf purchased this land from Samuel Frothingham and others. Evidently Frothingham and company purchased this tract from the estate of

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Samuel Townsend ("being an estate which belonged to Samuel Townsend, late of said Charlestown, gentleman, deceased." Greenleaf and Carwell paid $6,125.00 for this tract - a relatively large sum which may reflect the existence of structures on this site even though the Frothingham/ Greenleaf deed does not mention buildings on this parcel. Charlestown Directories of the 1830's and 1840's also seem to point to the presence of buildings on the east side of Chestnut (Townsend st.) Further

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown	Form No:
Property Name: 15-21 Chestnut st.	

Indicate each item on inventory form which is being continued below.

research may prove that #'s 17-21 Chestnut st. are contemporaries
of nearby #'s 9-12 Adams st - meaning that #17-21 Chestnut
st. may date to as early as ca. 1830. [Samuel Townsend heirs
should be located in Middlesex Grantee indexes for 1830-1835]
On the other hand, Middlesex deed 501:239 [March 1847] may
be the best indicator of this trio's construction date because
of A) no mention of "the buildings thereon" and B) Thomas
Greenleaf and William Caswell's roles within Charlestown's
building trades. William Caswell was a leading wood and
coal dealer (place of employment: 68 Water st.) during the 1830's - 50's.
Thomas Greenleaf was initially employed as a lock tender on the
Middlesex Canal, later turning to carpentry (ca. late 1830s -
see forms on — Mead st and — Oak st, also 374, 376 Main
st.). #15 Chestnut St. was apparently built between 1848-1852.
It does not appear on the 1848 Mallory panoramic view but does
appear on the 1852 McIntyre map (as part of a more extensive
row which curves southeastward to Chelsea/Henley sts) — on
April 13, 1853, Edward Harding, mast maker, purchased #15
Chestnut St. from Thomas Greenleaf "gentleman" and William
Caswell, "wood and coal dealer" for $3,600.00. #17 Chestnut
was owned for many years by Thomas and Betsey Greenleaf as
an investment property - the Greenleafs lived around the corner
at 26 Adams st. during the 1850's. Betsey Greenleaf sold #17
to Andrew McAuliffe in May, 1880. Further research is needed
on #19's deed chronology. This house's owner during the late 19th c.
was George B. Wheeler "Periodicals, B+M Depot, Boston".
(Note: earlier owners of #19 included Fred W. Moores, "Master, U.S.
Navy" (1855-1858 - sold to Moores by Greenleaf), Isaac C. Cushing,
prominent Charlestown mason/builder (1858 - evidently a mortgage
holder), Charles F. Brown of Boston (1858-1866) and George A. Adams of
Charlestown (1866-1871). #21 was owned by Jacob Crowninshield
possibly as early as 1848 [in that year he is listed at #7 Chestnut st, in 1845 he
is listed at #5 Chestnut st - indicating the present #'s 21, 19 Chestnut
st.?) He is listed as Captain U.S. Navy." Members of the Crowninshield
family owned this house until at least 1885. For developement
history of Chestnut st. see form on #'s 14-20 Chestnut st.

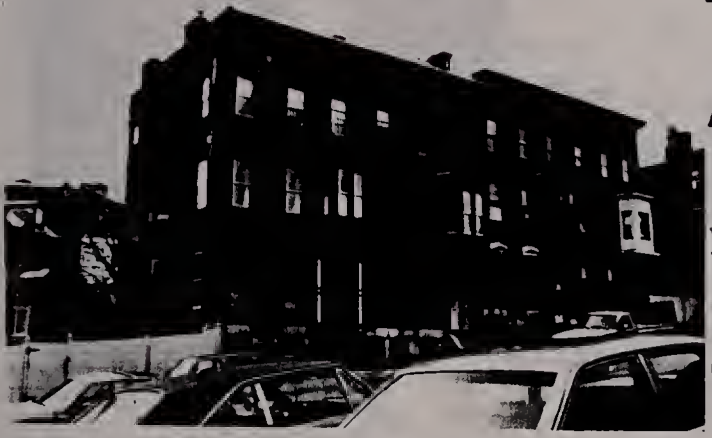
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS 28-34 Chestnut st. COR. near Adams st

NAME ____________________________
present original

MAP No. 28 N-12E SUB AREA chestnut st/Mt Vernon st

DATE ca. 1853 Middlesex Deeds
source



ARCHITECT John B. Wilson Middlesex Deeds
source

BUILDER John B. and Charles Wilson "
source

OWNER John B. and Charles Wilson
original present

PHOTOGRAPHS CT. 5-4/3,4-'86

TYPE [✓ (residential)] single double [✓ 4-unit row] 2-fam. 3-deck ten apt.
(non-residential) ________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ______ concrete [✓ Cast iron trim]/steel/alum.

BRIEF DESCRIPTION stylish, substantial row of four masonry Italianate town houses. Each house possesses side hall plan, 3-bay main facade, rises 3-stories from granite faced basement to flat roof w/ cast iron scroll bracketed cornice. Bldgs characterized by planar surfaces. Low granite "stoops" w/ curved "shoulders" lead to recessed front doors - outer 2-pane transoms in evidence at #'s 28, 30, full outer doors w/ transoms on #'s 32, 34. Altered inner doors at #30. Entrances surmounted by deep

EXTERIOR ALTERATION [✓ minor] moderate drastic ________

CONDITION [✓ good - fair] poor ______ LOT AREA 28 — 1664
30 — 1500
32 — 1650
34 — 2472
sq. feet

NOTEWORTHY SITE CHARACTERISTICS ________________

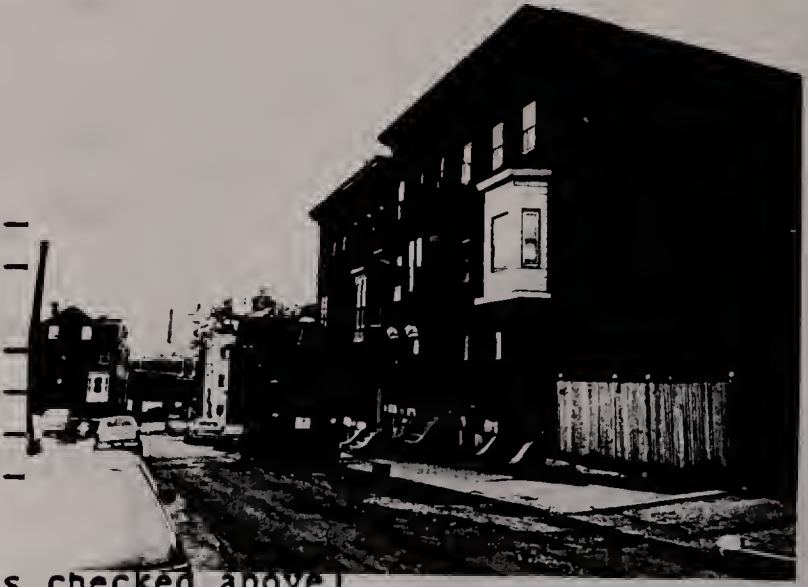
bracketed door hoods which support oriel windows. Particularly noteworthy is extensive use of cast iron for trimmings - e.g. windows on all 3-floors and side wall are topped by delicately detailed cast iron lintels.

(Map)

SIGNIFICANCE (cont'd on reverse).
Although chestnut st. does not present the same impressive "gapless" expanse of masonry facades as nearby Mt. Vernon st., it nevertheless possesses a fine collection of stylish Italianate townhouses and the same dramatic views of Boston - both chestnut st and Mt. Vernon st. run

Bibliography - Maps - 1818, 1852
Panoramic View of Bunker Hill - 1848
Atlases - 1868 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - #30 - 601:407, 881:19
"The Charlestown News" - May 10, 1924.

Moved; date if known ______________



Themes (check as many as applicable)

Aboriginal	____	Conservation	_
Agricultural	____	Education	_
Architectural	x	Exploration/ settlement	_
The Arts	____	Industry	_
Commerce	____	Military	_
Communication	____	Political	_
Community/ development	x		

Significance (include explanation of themes checked above)

south eastward down the slopes of Breeds Hill. Situated near intersection of Adams and Chestnut sts, #'s 28-34 Chestnut st provide a good introduction to Breeds Hill/Monument Squa fine collection of Victorian residences. #32 Chestnut st. has significant historical associations with the early days of telephone service in the U.S. (and for that matter, the world.). #28-34 Chestnut st. represent the work of prolific mid 19th c. carpenter-builders John B. Wilson and Charles Wilson.

Judging by #30 Chestnut st's deed chronology, #28-34 Chestnut st. was built ca. 1853. On February 26, 1853, John B. Wilson and Charles Wilson, "carpenters and co-partners" paid George Adams Kettel of Charlestown, merchant $1,498.00 for #30's lot. John B. Wilson enjoyed a long and successful career in Charlestown's building trades, working from the 1830's - early 1900's. His brother and Co-partner Charles Wilson worked as a carpenter from the 1830's until his death in 1860. For more information on the Wilsons see the form on #'s 47, 49 Monument Ave. George Adams

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Kettel was a well-to-do Charlestown merchant who resided in a large Late Georgian/Federal mansion which was located across from #30 Chestnut st - now the site of the vacant Bunker Hill Post #26. Kettels house had relatively extensive grounds which covered the N.E. corner of Chestnut and Adams st. In any event the Kettel/Wilson deed of Feb. 26, 1853 carried certain restrictions - "The buildings to be erected upon the land shall consist of a dwelling

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

house of brick not less than three stories high of the same classification and appearance to those described in the plans and specifications of a block of three houses drawn by Mr. J.B. Wilson for the purposes of building on the lot hereby conveyed and two lots adjoining." In addition, common walls of 8" to 12" thickne were to separate the houses with abuttors sharing in the cost of materia and labor. In addition, #30 along with the other houses in this group had to have a 4 foot set back from Chestnut st.

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown

Form No:

Property Name: 28-34 Chestnut St.

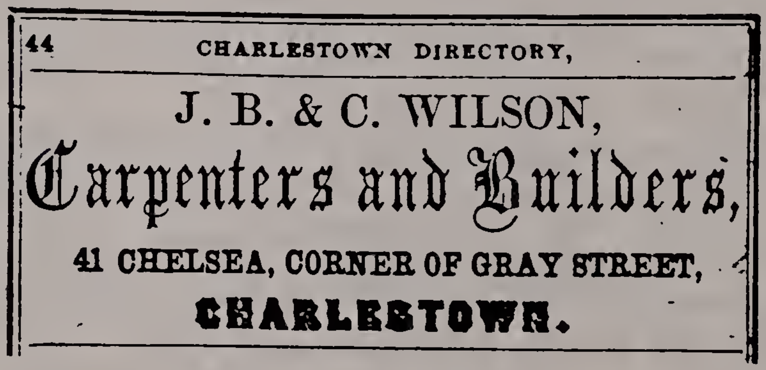
Indicate each item on inventory form which is being continued below.

Further research is needed to determine the post Wilson owners. By 1875 this groups owners included James Adams Jr, cashier, Blackstone National Bank - #28; Nahum chapin "gentleman", 128 South Market - #30, Albert Griffiths - saw manufacturer, 145 Federal St - #32, and C. F. Fairbanks, treasurer, Bigelow Carpet Co., Clinton Wire Cloth Co. - #34. By 1885 this groups owners included: James Adams, still at #28; Nahum chapin - #30; James Emery Jr. of Brown, Seavey and Co., wholesale fish dealers, 34 Commercial whf (Seavey is also listed in 1885 as "treasurer, Union Ice Co") - #32 and Frank E. Sweetser, vice president Washington F and M Insurance Co., 38 State St.

#32 Chestnut St's owner, during the late 1870s/1880's, James Emery Jr. is said to have been "the first man in the world to lease a telephone and pay for service .... he was the second man in the world to establish a commercial line." In May 1877 a telephone was placed in a front room on the second floor of #32 Chestnut St. Emery's telephone was linked with a small system of telephones belonging to various Emery family members/business partners living in Charlestown. Emery put his first two telephones at either end of a line connecting his house with his brother Freeman's across the street, at 43 Chestnut St. Freeman Emery was a member of the firm of Bunting and Emery, wholesale fish dealers, on Commercial wharf, Boston. James Emery placed his his third telephone in the house of his brother T. Jefferson Emery, 80 Green St., Charlestown — a fourth line was placed in the home of his father-in-law, James Brown at 280 Bunker Hill St. The fifth telephone in this system was installed in the home of Emery's partner William Seavey who lived next door to Brown at 278 Bunker Hill St. A reporter for the Charlestown News [May 10, 1924] noted that [regarding Emery's telephone system] "In this way the three brothers and all the members of the firm, except Bunting, who lived in Somerville, were connected on one line".

James Emery Jr. is said to have attended Alexander Graham Bells' lectures and demonstrations of the Telephone during the mid 1870's - Bell took out patents on his invention in 1876, 1877. In 1924, an Emery family member recalled that "the telephone [in James Emery's house] was a small wooden box with an attachment that was used to make a call. When you wanted to telephone you would hit a hammer signal. There would be a sharp noise at the other end, loud enough to attract attention. After you had hit this hammer several times, you talked and listened through a wooden mouth piece on one end of the box. It worked pretty well and you could hear what was said at the other end if you listened attentively."

By the early 1900's, the group's owners included J. H. and M. A. Meehan, cornicemakers - #28; the heirs of John J. Brennan - #30, Patrick D. Brennan (occupation?) - #32 and the heirs of Patrick Bonner - #34.



1856 Charlestown Directory

44 CHARLESTOWN DIRECTORY,

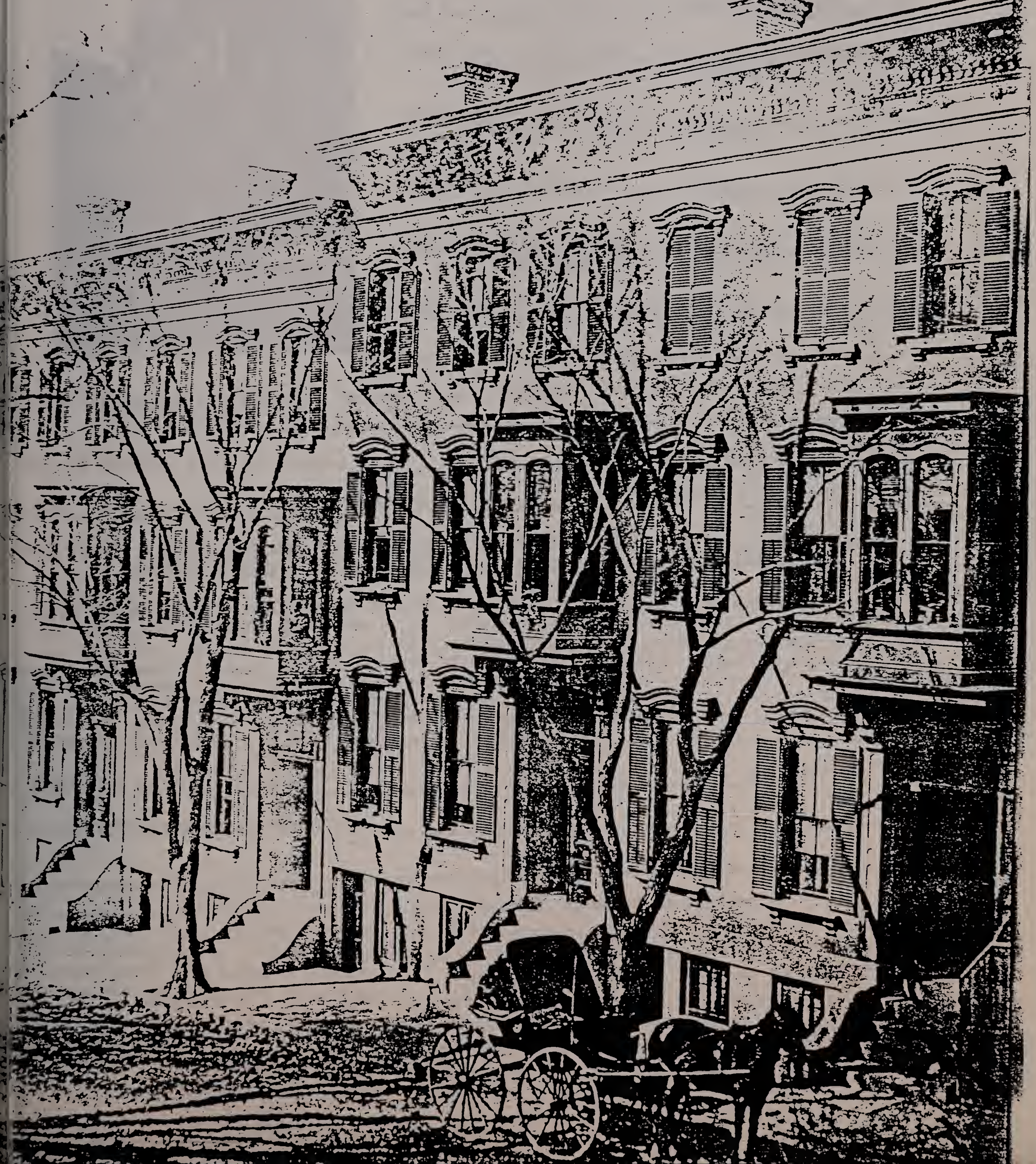
J. B. & C. WILSON,

Carpenters and Builders,

41 CHELSEA, CORNER OF GRAY STREET,

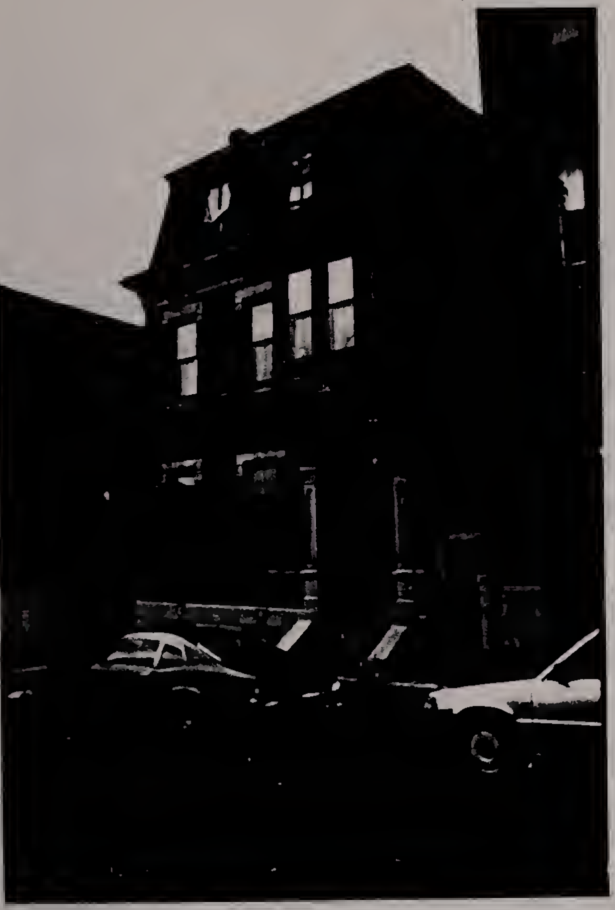
CHARLESTOWN.

S.P.N.E.A. #s 28-57 Chestnut St.



Adams Family "Uncle" born there
Charlestown, Ma.
Chestnut St.
See Spec Photos

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area charlestown



ADDRESS 40 Chestnut st. COR. near Adams st

NAME ____________ present ____________ original

MAP No. 28N-12E SUB AREA chestnut st/ Mt Vernon St.

DATE blt. 1872-1873 source Atlases, Middlesex Deeds

ARCHITECT ____________ source

BUILDER ____________ source

OWNER Francis Groll original ____________ present

PHOTOGRAPHS CT-5. 4/2-'86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Mansard cupola — dormers 2 on main facade

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial Italianate/Mansard masonry rowhouse. Rises 2-stories from rusticated granite basement to straightsided mansard. 3-bay main facade. side-hall plan. short flight of stone stairs w/ low shoulders of granite leads to victorian multi panel double doors w/ glass transom. Flanking the slightly recessed entr are heavy, pannelled pilasters which support a broad segmental stone arch. Bracketed door hood supports oriel window. Apron panels and pilasters enliven the oriel. stone sill course run beneath the 1st and 2nd fl. main facade windows. windows exhibit hood lintels. Bldg. culminates in deep cornice with paired wooden brackets. Pair of flat roofed dormers appear on Main facade. Asbestos shingles have replaced Mansard's (Map) slate shingles. To rear of house is deep, 5-bay long ell.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____________

CONDITION good [✓ fair] poor ____________ LOT AREA 7000 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________

SIGNIFICANCE (cont'd on reverse)

#40 Chestnut st. is a solid, substantial, well-detailed example of Italianate/ Mansard housing dating to ca. 1872-1873. It is part of chestnut st's interesting and varied collection of mid 19th c. residences. #40 Chestnut st's noteworthy architectural features include a rusti-

Bibliography. Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1860's, 1870's
Boston Directories - Post 1875
Middlesex Deeds - 1202 : 245

Moved; date if known_______________

Themes (check as many as applicable)

Aboriginal	____	Conservation	____	Recreation	____
Agricultural	____	Education	____	Religion	____
Architectural	x	Exploration/ settlement	____	Science/ invention	____
The Arts	____	Industry	____	Social/ humanitarian	____
Commerce	____	Military	____	Transportation	____
Communication	____	Political	____		
Community/ development	x				

Significance (include explanation of themes checked above)

cated granite basement, handsome Victorian double entrance doors and well-executed stone enframements, hood window lintels, an oriel window which rests on a heavy, bracketed door hood and a steep sided mansard roof with paired sawcut brackets at its cornice. This house's lot was purchased on 27 March 1872 by Francis Groll from Sarah L. Hubbell, executrix of the estate of Peter Hubell. [purchase price for just the lot was $4,895.10]. The Hubbell/Groll deed stipulated that "This conveyance is made upon the condition that when any buildings are erected upon said land they shall consist of one dwelling house .... to be built of brick and to be equal in value, work and appearance to those built by S.M. Pook and B.R. Tinslar of said Chestnut St. and shall be set back at least 4' from the westerly line of said street and to be not less than 24' in width." Pook and Tinslar are known to have built # __ Chestnut St. Peter Hubbell (husband Father? of Sarah L. Hubbell) was a well to do Charlestown brick manufacturer. # 40's first owner was Francis Groll, "Sergeant marines". (In 1866 he is listed as living at 21 Mt. Vernon St.). By 1885, Joseph Q. Lowell of Lowell Brothers and Co., produce, 4 North Faneuil Hall Market (cellar)

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

lived at # 40 Chestnut St. Later owners included Etta G. Trott (1892) Hunts Asylum for Destitute children (1901) and Elizabeth Gorman (1911).

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 41, 43, 45 Chestnut St. COR. near Adams st.

NAME ______________________
present original

MAP No. 28N-13E SUB AREA Chestnut st/Mt. Vernon st.

DATE ca. 1852-1857 1852 McIntyre Map; Middlesex Deeds
source

(Photo)
(see continuation sheet)

ARCHITECT ______________________
source

BUILDER John B. and Charles Wilson
(w/ Isaac C. Cushing?) source

OWNER John B. and Charles Wilson (?)
original present

PHOTOGRAPHS CT-12. 6/5, '87

TYPE [✓ residential] single double 3 unit [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] brown stone trim concrete [✓ cast iron lintels brackets]/steel/alum. [✓ granite basement]

BRIEF DESCRIPTION Trio of well-designed, well-detailed town houses exhibiting Italianate elements. Houses rise 3-stories from granite faced basements to flat roofs w/ deep, bracketed cast iron cornices. Bldgs. possess side-all plans, 3-bay main facades. Planarity of red brick main facade interrupted by projecting, ooden oriel windows which rest on deep, bracketed cast iron doorhoods. Entrances are deeply ecessed w/ granite steps leading to front doors. Entry walls exhibit well crafted wood pannellin ntrance flanked by pannelled pilasters. In general windows display weathered brownstone ills and ornate, segmental headed cast iron lintels. Windows contain 1/1 wood sash.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________
brownstone sills

CONDITION [✓ good - fair] poor ____________ LOT AREA 41-1750 43-1659 45-1659 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________________

Two windows at South wall.

SIGNIFICANCE (cont'd on reverse)

Built ca. 1852-1857, this attractive masonry trio of Italianate townhouses is part of Chestnut St's rich inventory of mid 19th c. luxury housing. #41, 43, 45 Chestnut St. is identical to the houses diagonally across the street at #'s 28-34 Chestnut St. Architecturally, this trio ranks among the more ornate examples of mid 19th c. Charlestown Italianate housing.

(Map)

Bibliography
Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892
Middlesex Deeds
Mallory Panoramic View of
Charlestown / Boston - 1848

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/development x

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance include explanation of themes checked above)
#'s 41-45 Chestnut St. is one of only a half dozen or so houses in
Charlestown which possess cast-iron elements - e.g. bracketed door
hoods, lintels, bracketed cornices. #'s 41-45 Chestnut St. represents
the work of prolific mid 19th c. Charlestown housewrights John B.
Wilson and Charles Wilson. (w/ possible collaboration of Isaac Cush
#43 Chestnut, during the late 1870s - was "hooked-up" to one of
the Boston area's first commercial telephone line system
(see Form on #'s 28-34 Chestnut St. for details).
John B. Wilson enjoyed a long and highly successful career
in Charlestown building trades from ca. early 1830's - early 1900's.
He worked in partnership with his brother Charles Wilson until
Charles' death in 1860. J. B. and Charles Wilson were responsible
for the construction of the majority of houses bordering Monument
Ave (ca. mid-late 1850's), The Lawrence/Sawyer house at 44, 46
High St. (1850) and the Bunker Hill School (1845) - predecessor to
the current schoolhouse of 1866 on Baldwin St. Isaac C. Cushing
was active as a mason in Charlestown (and later Somerville?) from
ca. 1840 - 1860 (see Form on #'s 1-3 Tremont St.).

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)
This two's lots were carved from the old Nathan Adams / George A.
Kettel estate - this estate was subdivided beginning ca. 1840 and was
a contemporary of the other two important Breeds Hill developments
including Mt. Vernon St (former Ebenezer Breed estate) and the Bunker
Hill Monument Assoc. 115-lot tract. The Adams / Kettel driveway (o
Adams St) was the nucleus of the present Chestnut St. The Adams / Kettel
Mansion was located next door to #41-45 Chestnut St. on the site of
the presently abandoned Bunker Hill Post #26.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) Evidently all 3 lots were purchased by Michael
Hittinger, blacksmith from George A. Kettel. on Jan 1, 1847 for
$2,903.00. The 1852 McIntyre map does not show buildings on this
site. Buildings are first mentioned in a deed of April 30, 1858
- at that time Mary E. Fairbanks of Charlestown, widow paid
Nahum Chapin $7,650.00 for #45 Chestnut St. [It should be
noted that the Kettel, Hittinger deed carried the following

INVENTORY FORM CONTINUATION SHEET

Boston Landmarks Commission

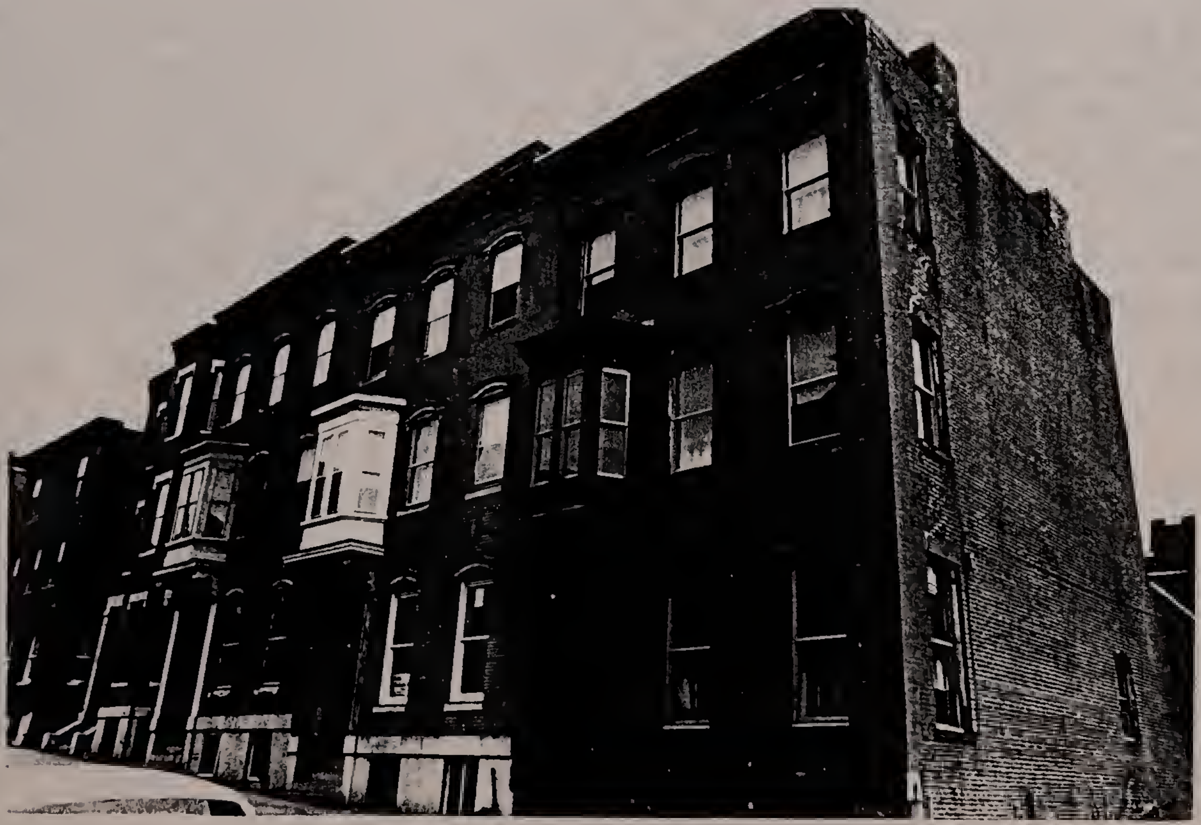
Community: Charlestown, Ma.

Form No:

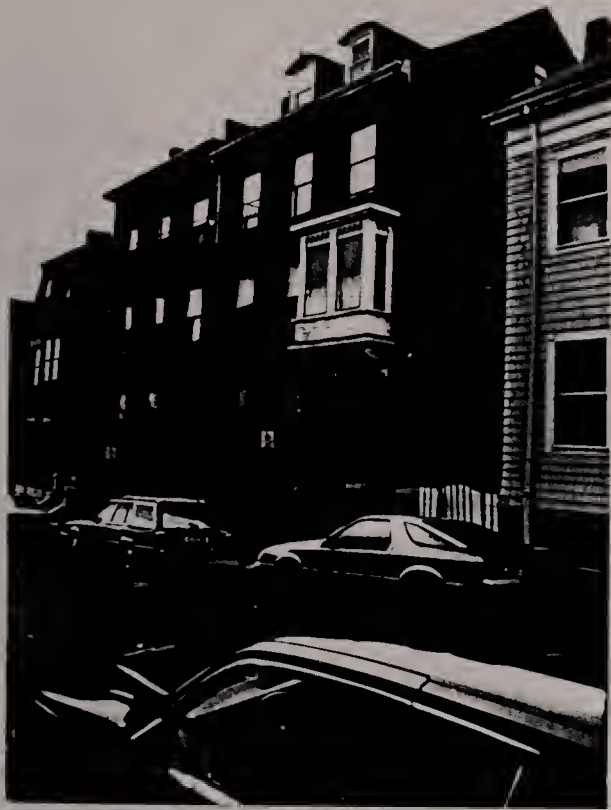
Property Name: 41, 43, 45 Chestnut st.

Indicate each item on inventory form which is being continued below.

restriction: "that the houses are to correspond in value and appearance with the two brick dwelling houses recently erected opposite the premises on the land of Tinslar and Pook" (see Form on #42, 44 Chestnut st). In April, 1859, Edward Lawrence, prominent Charlestown furniture manufacturer/politician purchased #43 from John B. and Charles Wilson for $7,000 - evidently purchased as an investment property for Lawrence. Lawrence, in turn, sold #43 to George Cutter in May, 1864. Cutter lived at #43 until ca. late 1870's. Further research is needed on #41's deed chronology. Overtime, #41's owners have included Edward F. Devans (1815), A. M. Devans (1885) and J. Maloney (1892). Owners of #43 during the late 19th c. have included George Cutter (1875) and Freeman Emery (80s, 90's he was involved in the early commercial telephone system in Charlestown of the late 1870's that was associated with a fish dealership in Boston - see form on #28-34 Chestnut St.). In 1875 #45 was owned by a Charles Fairbanks. During the 1890's #45 was owned by Rufus Holman.



BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area charlestown



ADDRESS 42, 44 chestnut st COR.____________

NAME________________________
present original

MAP No. 28N-12E SUB AREA Chestnut st/ MT. Vernon St.

DATE ca. 1845 Middlesex Deeds.
source

ARCHITECT________________________
source

BUILDER Samuel M. Pook,
source

OWNER 42-? 44- Samuel M. Pook
original present

PHOTOGRAPHS CT- 5- 4/1. 86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential)________________________

NO. OF STORIES (1st to cornice) 3 plus basement - #42 basement + attic - #44

ROOF gable-44, flat- 42 cupola — dormers 2 on #44

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ brownstone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Originally built as identical Greek Revival double house-with gable roof — #42 altered ca. 1850's or 60's via addition of deep, paired bracketed Italianate cornice (and flat or flatter roof). Rise 3 stories from granite basements. sidehall plans, recessed entrances reached via flights of granite steps w/ Curvilinear, rococo Revival cast iron stair railings. wood pannelled entry ways. front doors enframed by multi-pane sidelights and rectangular transoms. #42 retains pedimented brownstone entrance lintel. #44 features deep bracketed door hood w/ well carved floral motif

EXTERIOR ALTERATION minor [✓ moderate] [✓ drastic] #42-gable roof removed - flat roof created w/ low fire walls.
#44- oriel/doorhood addition

CONDITION [✓ good] fair poor______ LOT AREA 42= 3108 44= 3010 sq. feet

NOTEWORTHY SITE CHARACTERISTICS________________________

on sides of brackets. #44's door hood supports an oriel window w/ Carved, gingerbread detail above oriel windows as well as well-molded cornice. In general, windows exhibit simple brownstone sills and lintels. Fire escapes are located at center of 42/44 at floors 1 and 2. #42 Culminates in deep bracketed Italianate cornice roof is evidently flat - originally in orm of gable - identical to #44 - which etains end wall gable profile and segmental headed dormers. shallow bracketed

(Map)

SIGNIFICANCE (cont'd on reverse)

#42, 44 chestnut st. ranks among the first (if not the first) houses built on Chestnut st. Built ca. 1845, #42, 44 are clearly shown on the 1848 "Panoramic View from the Bunker Hill Monument" - This "birds-eye view" shows that #42 and 44 once shared the same

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Panoramic View of Charlestown - 1848
Middlesex Deeds - 448: 228; 681: 491, 741: 89, 881: 392
Charlestown Directories - 1834-74
Boston Directories - post 1875

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/ development x

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

gable roof - the rear wall of these buildings is shown with a 1-story columned porch. Both halves of this house were "updated" ca. 1850's or 1860's - #42's gable roof was removed and replaced by a flat roof with low brick fire walls. #44 acquired a deep bracketed door hood which supports a polygonal oriel window - thus these Greek Revival double houses were transformed into two visually distinct town houses via the addition of Italianate treatments.

#'s 42 and 44's land was once part of the George Adams Kettel estate (see form on #'s 28-32 Chestnut for more information on the Kettel estate). On August 4, 1844 Samuel Pook, "U.S. Naval constructor" paid George A. Kettle $1,107.62 for #44's land (presumably Pook purchased #42's land at about the same time). The Kettle/Pook stipulated that Pook had "to erect thereon a handsome brick dwelling house of not less than 2½ stories in height within two years of the date there of" (indicating that #44 had to have been built by October, 1846). Samuel Pook was active in Charlestown building trades from ca. 1843 - ca. 1853.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

He is first listed in Charlestown Directories in 1845 - at that time he was a "naval constructor" living at 8 Harvard Row. By 1848 he is listed as living "on Chestnut St" and by 1852 (last listing) at "44 Chestnut St. On November 6, 1854, Samuel Pook "of Charlestown, recently, but now of the city of Washington; naval constructor sold #44 to John R. Nichols of Charlestown, machinist for $6,800.00. Nichols, in turn, sold it to John K. Fuller, cashier, Merchants Bank, Charlestown for $7,250.00. From 1863 - c. 1870, this house was owned by John S. Misroon, Commander,

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

United States Navy. By 1875 this house was owned by Misroon's heirs. By 1885 a J.N. Misroon owned #44, while an Herman H. Misroon, clk 35 Oliver St., Boston, is listed as a boarder, here.

By 1892 Patrick O'Riordan owned this house - further research is needed to determine if O'Riordan ever lived at #44 or if it was just one of his many Charlestown income properties. He was a successfu contractor/teamster which was state-wide in scope.

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

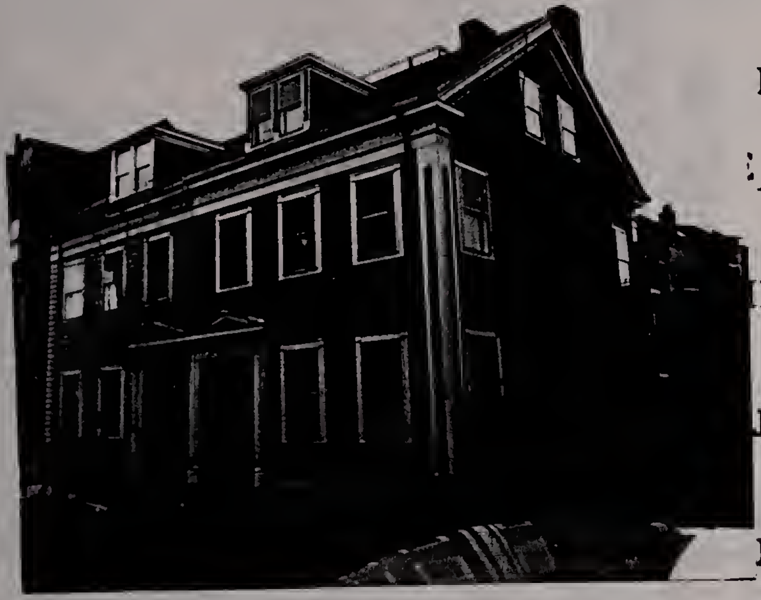
Community: Charlestown, Ma.	Form No:
Property Name: 42, 44 Chestnut st.	

Indicate each item on inventory form which is being continued below.

By 1901 a Margaret Monagle owned #44. By 1911 an Elizabeth Gorman was this property's owner.

Presumably Samuel Pook was the original owner/builder of #42 Chestnut st. Further research is needed to unravel #42's deed chronology. In 1875 this house is labeled "Perkins" on the atlas of that year. Later owners included a Sarah Woodman (1880's - early 1900's) and a Bridget M. Cannon (1911).

OSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 46,48 Chestnut st. COR. ____________

NAME ______________________________
present original

No. 28N-12E SUB AREA Chestnut st / MT. Vernon st.

: ca. 1840-1848 Mallory Panoramic View-1848
source

ITECT ______________________________
source

DER ______________________________
source

46- George W. White?
R48- ?
original present

PHOTOGRAPHS CT-5-3/6.86.

YPE [✓ (residential)] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ______________________________

. OF STORIES (1st to cornice) ____________ plus 1 double dormer per segment

OOF Gable cupola — dormers ____________

ATERIALS [✓ (Frame)] [✓ clapboards] #48 [✓ wood shingles] #46 stucco asphalt asbestos alum/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

RIEF DESCRIPTION Substantial, wood frame Greek Revival double house w/ 6-bay x 2-bay main block. 2-story ell behind #48. Rises 2-stories from low granite faced basement to broad gable roof. #46 is clad w/ wood shingles, #48 retains clapboards. Main facade features paired entrances (open and recessed) w/ enframements consisting of Doric pilasters, "shouldered" entablature w/ paired pediments. #48's entrance enframements appear to be original w/ multi pane sidelights and transom. Buildings edges accented by baseboards, heavy, pannelled Doric pilasters and fascia board w/ slender, raised molding at center. In eneral, windows are fully enframed / 2/2 wood sash at #46 and /6 wood sash at #48. Bldg. crowned broad gable roof w/ return eaves d 1 double dormer per segment. vidently (Map) a roof deck has been dded to rear roof slope of #48. noramic view of 1848 indicates that pair imneys at end of roof were once ch taller.

XTERIOR ALTERATION [✓ minor] moderate drastic #46 originally clad w/ clapboards, presently clad w/ wood shingles

ONDITION [✓ good] fair poor ____________ LOT AREA 2870-48 2600-46 sq. feet

OTEWORTHY SITE CHARACTERISTICS ______________________________

SIGNIFICANCE (cont'd on reverse)

Architecturally, #46,48 Chestnut st. is significant as a good, robustly detailed example of substantial ca. early-mid 1840's double wood frame Greek Revival housing. Particularly noteworthy are its generously proportioned corner pannelled Doric pilasters, pedimented and "shouldered" entrance enframement and fascia board.

Bibliography - Maps - 1818, 1852
Atlases - 1875, 1885, 1892, 1901, 1911
Panoramic View R.P. Mallory - 1848
Charlestown Directories - 1870's
Middlesex Deeds #46 - 681: 508, 711: 598,
816: 247, 861: 89.

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/development x
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

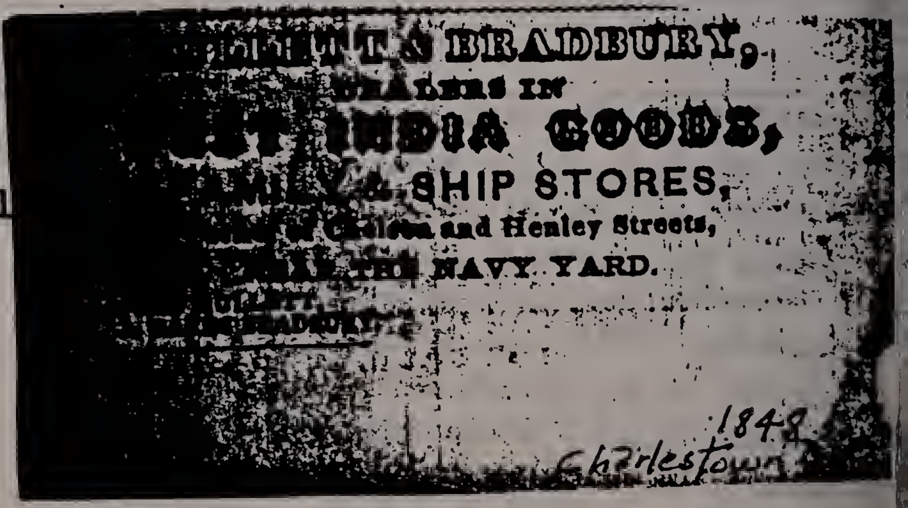
Significance (include explanation of themes checked above)

This house's lot was carved from the old Nathan Adams/George Adams Kettle estate. Early house construction within the Adams/Kettle tract dates to the early 1840's. The Adams Kettel mansion house was located on the site of the now vacant Bunker Hill Post 26 opposite 30 Chestnut St. The nucleus of Chestnut st. was a lane which lead from Adams st. to the Adams/Kettel Mansion House. The first houses in the Adams/Kettel developement were built on the upper slopes of Breeds Hill - presumably to make the most of spectacular views of Boston/Boston Harbor. #46, 48 Chestnut st. appears on the R.P. Mallory panoramic view of Charlestown/Boston drawn in 1848. A George W. White may have been #46's first owner. Further research is needed to determine the original owner of #48. Later owners of #46 included Marshall N. Cutter and Oliver Smith of Charlestown (1855), James G. Fuller (1856-1859), Nathan B. Chandler (1859-1861) and J. Oakes Bradbury - 1861 - ca. 1880. Bradbury was a grocer with a store at 71 and 73 Chelsea st - he moved from Monument Ave. (near High st.) to Chestnut st. By 1885 #46 was owned by J.O. Bradbury's heirs. During the early 1900's a Sarah J. Lambert owned this house. #48 was owned by William H. Finney, bookeeper, 2 Pemberton

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

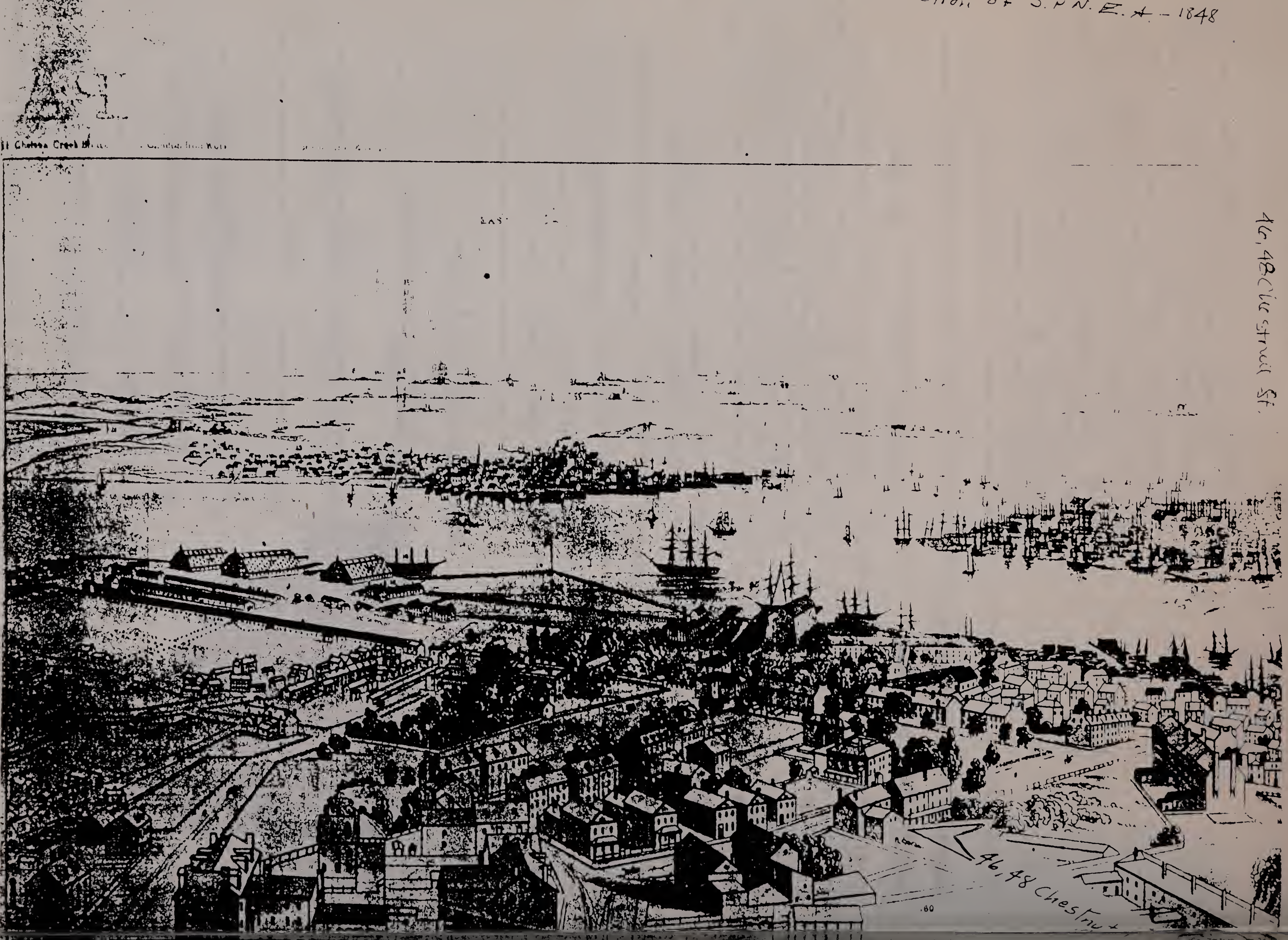
square, Boston from ca. early 1870's - at least 1885. Later owners of #48 included Lizzie F. Jackson (1890's), Thomas N. and Sarah M. Carroll (1900's) and Ellen C. Dempsey (1910's).

Bibliography and/or references (such as local records, early maps, etc.)


T & BRADBURY,
ALERS IN
DIA GOODS,
SHIP STORES,
and Henley Streets,
NAVY YARD.

1848
Charlestown

FROM: N.P. MALLORY's Panoramic View From Bunk. Hill Monument collection of S.P.N.E.A. - 1848


Chelsea Creek Bridge
EAST

46, 48 Chestnut

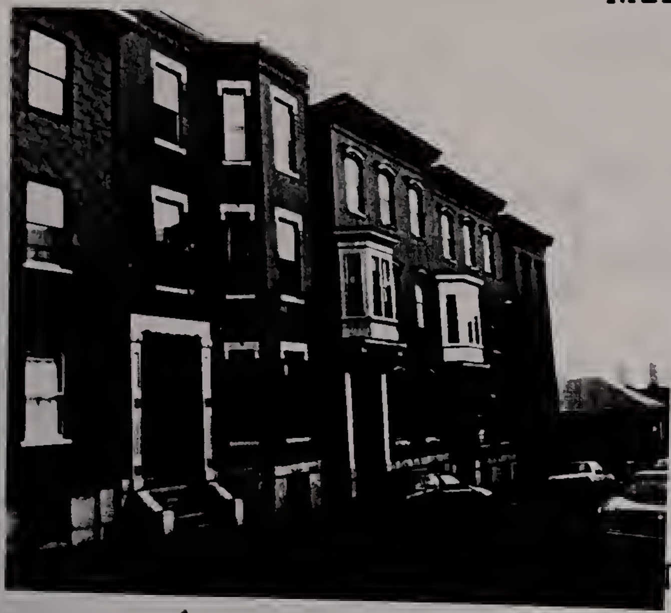
46, 48 Chestnut St.

Panoramic view from Bunker Hill for inset

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area CHARLESTOWN

ADDRESS 47 Chestnut st. COR. near Adams St.

NAME __________
present original



↑
47 Chestnut

No. 28N-13E SUB AREA Chestnut st. / Mt. Vernon st.

E 1878 Boston Bldgs. Dept.
source

HITECT __________
source

LDER George W. Pope Boston Bldgs Dept.
source

ER Aaron Hook
original present

PHOTOGRAPHS CT - 5 - 3/5 - '86

TYPE ([✓ residential]) [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)__________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] granite stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Freestanding, red brick town house with octagonal bay, rises 3-stories from granite faced basement to flat roof. Short flight of granite steps with low granite "shoulders" leads to recessed entrance w/ distinctive enframements e.g. pilasters w/ square, vermiculated panels and recessed rectangular panels. Rock-faced "Doric" capitals, lintel with incized, Eastlakian / Neo Grec motifs. In general, windows exhibit simple stone sills and lintels w/ tabs. Bldg. culminates in corbelled cornice w/ dentils and angled bricks. House enclosed by flat roof.

EXTERIOR ALTERATION [✓ minor] moderate drastic __________

CONDITION [✓ good] fair poor ______ LOT AREA 1728 sq. feet

NOTEWORTHY SITE CHARACTERISTICS __________

(Map)

SIGNIFICANCE (cont'd on reverse)
#47 Chestnut St. is part of Chestnut St's interesting collection of primarily mid 19th c. masonry houses #47 represents a late addition to this collection. This house is difficult to categorize stylistically. Built in 1877, it is a town house with an octagonal bay on a street dominated by flat front housing. Its concessions to style

Bibliography - Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Boston Directories-post 1875
Boston Bldgs. Dept. "jacket"
"Charlestown Enterprise and Evening News" - Special Ed. - June 17, 1893 - Charlestown Citizens, Past and Present - at Mass. Hist. Soc.

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce x
Communication ____
Community/development x
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

include entrance enframements with Eastlakian/Neo Grec incized motifs, window lintels with tabs (vaguely Italianate) and a corbelled cornice reminiscent of those found on Panel Brick and Queen Anne row houses. This house has historical associations with Aaron Hook, well-to-do Charlestown shoe salesman. Boston Buildings Dept. information on this building includes an "Application for Permit to Build" dated July 26, 1877. The permit lists Aaron Hook as owner, George W. Pope as builder - this permit indicates that four houses were to have been built here (requiring the tearing down of adjacent structures?) A second permit entitled, "Survey and Inspection of buildings" dated May 30, 1878 indicates that only one house was located here. Information on George W. Pope and Sons is sketchy. Evidently he was active ca. 1860's - at least the 1890's. He was responsible for a 3-story, 3-family dwelling at 123-125 Conant St., Roxbury and a 6-story brick, mercantile building at 110-114 Purchase St., corner of Oliver St. and Cotton Pl., Boston. Further research is needed on George W. Pope.

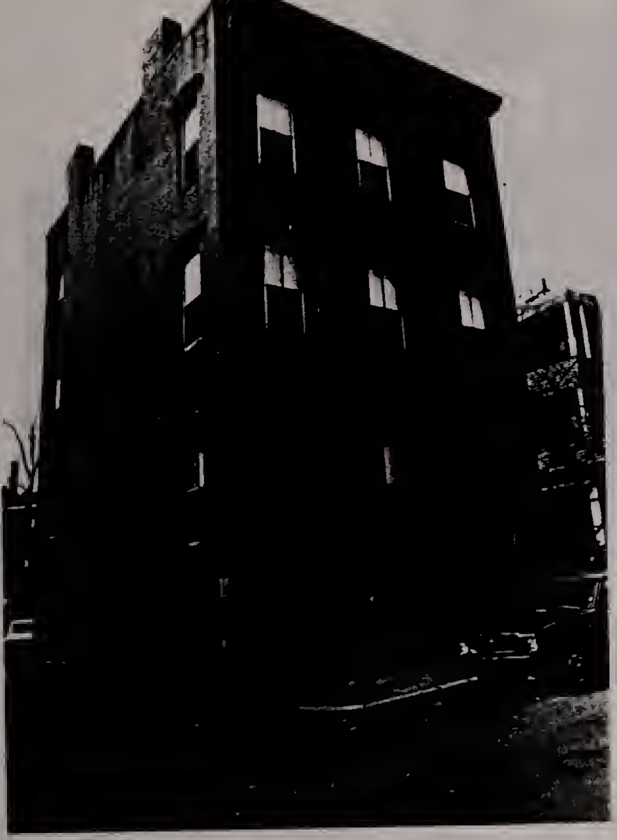
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

#47 Chestnut St. has significant historical associations with shoe salesman Aaron Hook. He was the son of Levitt and Sarah (Prescott) Horn. He was born on June 3, 1825 in Chicheste New Hampshire. His father served in the war of 1812. His early life was spent in farming. His educational background included schooling at Chichester common schools and Blanchard Academy of Pembrook, N.H. In 1843 he settled in Concord, N.H. intending to learn the mason's trade. Hook's health gave out in 1848 - he abandoned the building trades and moved to Boston; finding

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

employment in a shoe store as salesman. During the early 1850' he started a shoe trade on Hanover St., Boston. In 1873 He moved to an even larger store at the corner of Hanover and Washington sts. He remained in the shoe trade until 1887, passing his business along to his sons. In 1886 he started a shoe store in Charlestown, "in the store of the late M. Clarence Hall on Main St." Hook came to Charlestown to live in 1866 - he evidently moved into #47 Chestnut St. in 1878. Hooks heirs lived here until at least 1911.

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown



ADDRESS 50 Chestnut st. COR. ____

NAME ____ present ____ original

MAP No. 28N-13E SUB AREA chestnut st / MT. Vernon st.

DATE ca. 1857-1858 source Middlesex Deeds

ARCHITECT ____ source ____

BUILDER ____ source ____

OWNER original Artemus Tirrell / present Charlotte. E. Tay

PHOTOGRAPHS CT- 6-2/4-87

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] [✓ brownstone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Free standing, L-plan Italianate town house. Rises 3-stories from hammered granite basement to flat roof. Constructed of red brick with brownstone trim. Side hall plan, 3-bay main facade. Main entrance possesses replacement door and entrance enframements (originally recessed entrance?) Tall entrance surmounted by cornice headed, brownstone lintel (w/ badly weathered console brackets). Windows contain 2/2 wood sash and exhibit cast-iron lintels. (badly rusted). Lintels display delicate floral and leaf motifs. Main facade culminates in deep, bracketed (metal?) cornice.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] [✓ fair] poor weathered and badly rusted elements. LOT AREA 2925 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse)
#50 Chestnut st. is part of chestnut st's interesting and varied (in terms of style, materials, form) collection of mid 19th c. residences. Architecturally, it is a straightforward example of Italianate masonry town house architecture.

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Panoramic View - 1848.
Middlesex Deeds - 432: 324, 671: 213,
771: 90, / Suffolk Deeds - 1710: 319,
821: 522 / 2908: 345

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __x__
The Arts ____
Commerce ____
Communication ____
Community/development __X__
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

This houses land was part of "the mansion house estate of Nathan Adams. The Adams estate was divided into house lots in 18__. On August 24, 1857 Henry B. Ward, gentleman sold #50 chestnut sts lot to Artemas Tirrell of Charlestown, "gentleman" for $2,859.67. Tirrell, in turn, sold #50 to his daughter Charlotte E. Tay, wife of Rufus Tay of Charlestown [formerly a trader in Franklin New Hampshire] on January 20, 1860. The land and "buildings thereon" were conveyed to Charlotte Tay "in consideration of Kindred and Paternal affection." Further research is needed in regard to Artemas Tirrell - evidently he was heavily involved in Charlestown real estate speculation during the 1840's and 1850's - he bought and sold several lots along Lexington st and Tremont st during the early-mid 1840's. Chestnut st. and adjacent lots lie just outside the southeastern boundary of the 115 acre Bunker Hill Monument Assoc. tract developed beginning in 1839. #50 Chestnut st. is a slightly less grand contemporary of the 1850's Italianate townhouses bordering nearby Monument Sq. In any event, this house remained under Tay family ownership

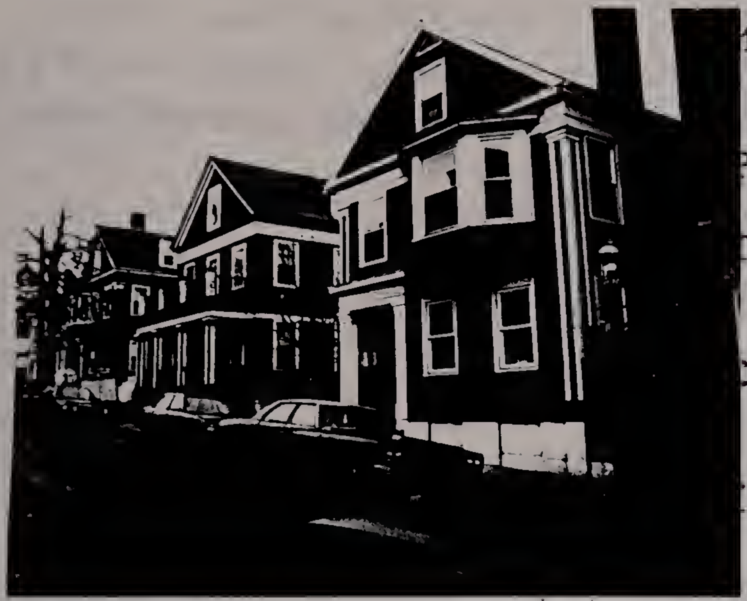
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

until January 5, 1886 [Suffolk 1710: 319]. At that Time Joseph N. Tay sold #50 Chestnut st. to Lucy H. O'Dell. On July 1, 1903, Lucie H. O'Dell of Franklin, New Hampshire sold this house to John F. Mulloy for $6,800.00. Mulloy owned this house until at least 1911.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS 51-65 Chestnut st COR. MT Vernon Ave.



#'s 65↑, 63↑, #59 chestnut st

E ______________________

present   original

P No. 28N-12E/28N-13E SUB AREA Chestnut st / MT. Vernon st.

E ca. 1839-1842   Middlesex Deeds
source

CHITECT ______________________
source

ILDER Nathaniel Low - carpenter
Aaron Hadley - carpenter (possibly others!)   Middlesex Deeds
source

OWNER James H. Dix - #65
Nath. Low - #63
Andrew Hadley #59
55, 51 = ?
original | present
5. 3/4-'86

PHOTOGRAPHS C.T 6-6/2-'87

TYPE [✓ residential] [✓ singles] Group of 5   double   row   2-fam.   3-deck   ten   apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) #'s 65,63,59 = 2, #'s 55,51 = 3   plus #'s 65,63,59 = basement, attic; #55,51 = basement

ROOF gable - #'s 59, 63, 65; Flat #'s 51, 55   cupola —   dormers #65 - 1 on MT. V. roof slope, 2 on S.E. wal

MATERIALS (Frame) clapboards [✓ Wood shingles] - #65,63,59   stucco   asphalt [✓ asbestos] shingles - #'s 51,55   alum/vinyl
(Other) brick   stone ______   concrete   iron/steel/alum.

BRIEF DESCRIPTION Originally, the 3-story, flat roofed Italianate houses at #'s 51, 55 Chestnut st. were similar in appearance to #'s 65,63,59 - in terms of form and elements. #51,55's gable roofs were removed ca? and replaced w/ flat roofs. All 5 houses are constructed of wood, possess side-hall plans, 3-bay main facades w/ outer entrance enframements consisting of pannelled Doric pilasters w/ heavy cornice headed entablatures. (#51,55 exhibit Italianate bracketed doorhoods superimposed over Greek Rev. entablatures) #63,65 retain open front porchs shown on 1848 Mallory Panoramic View. Porch posts treated as pannelled Doric columns. (just the capitals of #65's Doric pilasters are still intact - no entr. pilasters appear at #59. In general windows are fully and simply enframed and contain variety of window sash configurations. Oriel window appears at 2nd fl. of #59. All 3-houses (65,63,59) possess pedimented attics w/ fascia and side boards. (pentils appear at mid section of of #: fascia board and just a narrow, raised band at the center of 13. Rear ell of #65 is of interest as possible Pre 1840 Federal or late Georgian house (5-bay main facade, center hall plan) - interior inspection might bring true age of "ell" to light.

EXTERIOR ALTERATION [✓ minor] - #65,63,59   moderate   [✓ drastic] - 51,55 - gable roof removed ca? 3rd fl. added w/ flat roof, Italianate bracketed door-hoods and cornice.

CONDITION [✓ good - fair]   poor ______   LOT AREA 51-1820, 55-2000, 59-2000, 63-3172, 65-1834 sq. feet

NOTEWORTHY SITE CHARACTERISTICS #'s 65,63 share sideyard border of large granite blocks
#65's ell - possibly a Pre 1840 dwelling - lends considerable charm to narrow MT. Vernon Ave streetscape

(Map)

SIGNIFICANCE (cont'd on reverse) Built by local carpenters ca. 1839-42, #'s 51-65 Chestnut st. occupy a position of considerable significance within the anals of Charlestown architectural/residential developmenta history (w/ possibilities for great city-wide significance as well). Originally, #'s 51-65 Chestnut were nearly identical wood frame, gable roofed Greek Revival houses - at some point ca. late 19th c. #'s 51 and 55 were altered via the removal of their gable roofs and the addition of a flat roofed 3rd floor. Then

Bibliography – Maps – 1818, 1852
Atlases – 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds – #65 – 410:392, 551:276, 671:309, 931:561
#63 – 416:382, 463:559, 501:39; 298, 861:572, 861:514
#59 – 384:568, 473:116, 861:489; 1011:168
Charlestown/Boston Directories – 19th c.

Moved; date if known Panoramic View – Mallory – Boston/Charlestown – 1848
"Charlestown Enterprise" – spec. ed. 1893
"Charlestown Citizens Past and Present".

Themes (check as many as applicable)

Aboriginal ___
Agricultural ___
Architectural X
The Arts ___
Commerce ___
Communication ___
Community/development X

Conservation ___
Education ___
Exploration/settlement ___
Industry ___
Military ___
Political ___

Recreation ___
Religion ___
Science/invention ___
Social/humanitarian ___
Transportation ___

Significance (include explanation of themes checked above)

houses date to the earliest phase of Breeds Hill's residential developement. Although wood-frame, modestly scaled Greek Revival houses were built along Lexington, Monument and Concord sts in the nearby Bunker Hill Monument Assoc's 115 lot tract beginning ca. 1839, this developement did not possess as large a group of identical (or at least very similar) houses as Chestnut St's #'s 51-65 – the Chestnut St. group represents a very conscious effort – in this case on the part of George Adams Kettel, to develope and sell a relatively large group (5) of suburban houses with identical forms, materials, elements etc.. #'s 51-65 represent a very early American example of a "cookie-cutter" (not meant perjoratively) approach to suburban housing – an approach that would be widely used in Boston suburbs. and elsewhere the U.S. by the 1890s and would, of course, be the order of the day in 20th suburbia. The widespread use of early "pre-fab" techniques such as "balloon framing" by the 1830s made developements such as #'s 51-65 Chestnut St. possible. This group represents the work of local carpenters Nathaniel Low, Andrew Hadley and possibly others. These house's lots were carved from the old George Adams Kettel (formerly Nathan Adams) estate. The old Federal Adams "Mansion House" was located on the site of the abandoned Bunker Hill Post No. 26, opposite 30 Chestnut St. Perhaps the best known (at least locally) resident of this group was Benjamen F.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Brown, prominent insurance executive and political figure in Charlestown during the 1850s, 60s and early 70s. He lived at #65 Chestnut St. The three remaining gable roofed houses in the group at 65, 63, 59 Chestnut St. convey a sense of how effective the rythmic repitition of gable roofs must have been as they descended the southeastern slope of Breeds Hill.

Evidently Nathaniel Low, "carpenter" and Aaron Hadley, "carpenter" were responsible for the construction of these houses. Low is listed in the 1845 Charlestown Directory only. In 1845 he is listed as living on Chestnut St. Aaron Hadley, on the other hand, was active in

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Charlestown's building trades from ca. 1840 – ca. early 1870s. In 1842 he is listed as a carpenter living at 19 Union St. By 1845 he is listed at 10 Union St. From ca. 1850 – early 1870s he lived at 29 Union St – always listed as "carpenter".

As early as June, 1839, George A. Kettel sold #59's lot to Aaron Hadley Jr. for $653.07. Chestnut St. is described in the Kettel/Hadley deed as "a new street". It was stipulated

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown

Form No:

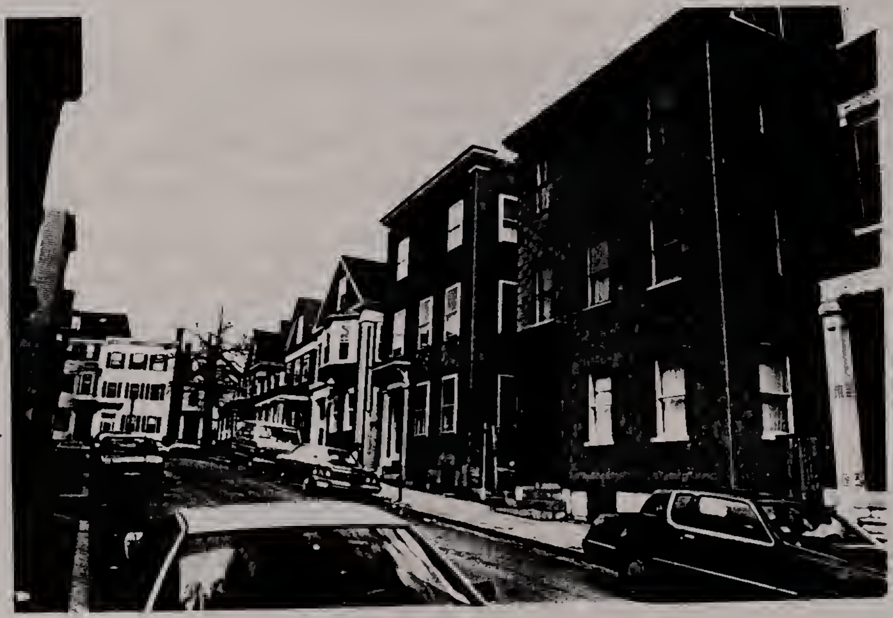
Property Name: 51-65 Chestnut St.

Indicate each item on inventory form which is being continued below.

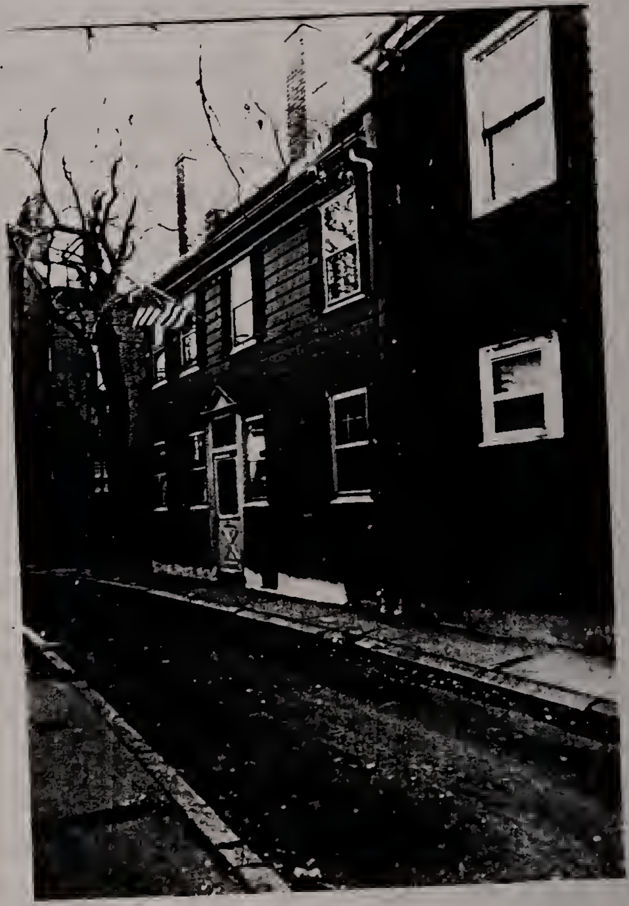
in this deed that "no house shall be placed or erected thereon other than a dwelling house and appurtenances equal in value and appearance to those now occupied by Messers. Doane and Skilton on High St., nearly opposite Wood st." Hadley sold #59's land to Isaac Cook, Blacksmith on November 10, 1845 - although the Hadley/Cook deed does not mention buildings on this site, the sale price clearly indicates the presence of a house on this lot. #59 and the other houses in this group are shown in the 1848 Panoramic View of Boston/Charlestown (by R. Mallory). Owners during the 1860s included Charles T. Newall, real estate agent (1862-1867) and James A. Sawtell of Chelsea - the latter paid $8,000 for this house on Oct 3, 1867. Sawtell was a grocer who lived here from 1867 until ca. 1890. By the early 1890's, Abram P. Downs of A.P. Downs Provisions, 364 Shawmut Ave., 40½ Merchants Row owned #59. He lived at 29 High st. during the late 19th c. (see form on 29-41 High st.). #63 Chestnut st. was mortgaged to Nath. Low "carpenter"..."recently of Boston" by G. A. Kettel on July 20, 1842 for $2,700.00. Low recieved "land with the buildings thereon". Michael Hittinger, blacksmith purchased this house for $4,250.00 in April 1847. He sold it to Lewis C. Ricker c. 1860's. [re-check deed date 861:514, Middlesex]. Ricker's business is listed as "fruit and vegetables", cellar, 19 Fanniel Hall Market - Ricker owned #63 until ca. 1890. By 1892, Edward O'Hara, salt dealer, 2 India, Boston lived here. Later owners included Joanna E and John Hurley (early 1900's).

G. A. Kettel sold #65 (both land and buildings) to James H. Dix (occupation?) on January 24, 1842 for $1,205.00. [Kettel was a merchant who had trained with Ebenezer Breed of the neighboring estate - later Mt. Vernon st.). Dix sold #65 to Nathaniel W. Coffin of Boston on April 1, 1850 for $4,250.00. By 1850 Dix was living in Malden. By 1865 Benjamin F. Brown owned this property. Born in Candia, N.H. in 1829, Brown came to Massachusetts "early in life", working initially as a teacher. In 1856 he came to Charlestown, opening an insurance agency in City Sq. at #1 Chelsea st. He later moved his business to 19 City Square [His Company was known as B.F. Brown and Sons). Active in local politics, he was elected a member of the common council and for six years was a member of the school board. He moved to Lexington, Ma. in 1876. Evidently, Brown retained #65 as an investment property - he owned this house until at least 1901. By 1911 a Mary A. Sheehan owned #65. This house's rear ell may have been built as a separate house prior to 1840 - it appears to be a ca-1820s or early 1830s center-hall plan, late Federal wood frame vernacular house. This ell is shown in the 1848 Panoramic view as being the rear ell of #65 Chestnut St.

Further research is needed on the altered 3-story houses at 51, 55 Chestnut St. The 1848 Mallory Panoramic view indicates that #'s 51, 55 and 59 Chestnut St did not have porches - # 63, 65 & porches are clearly shown.



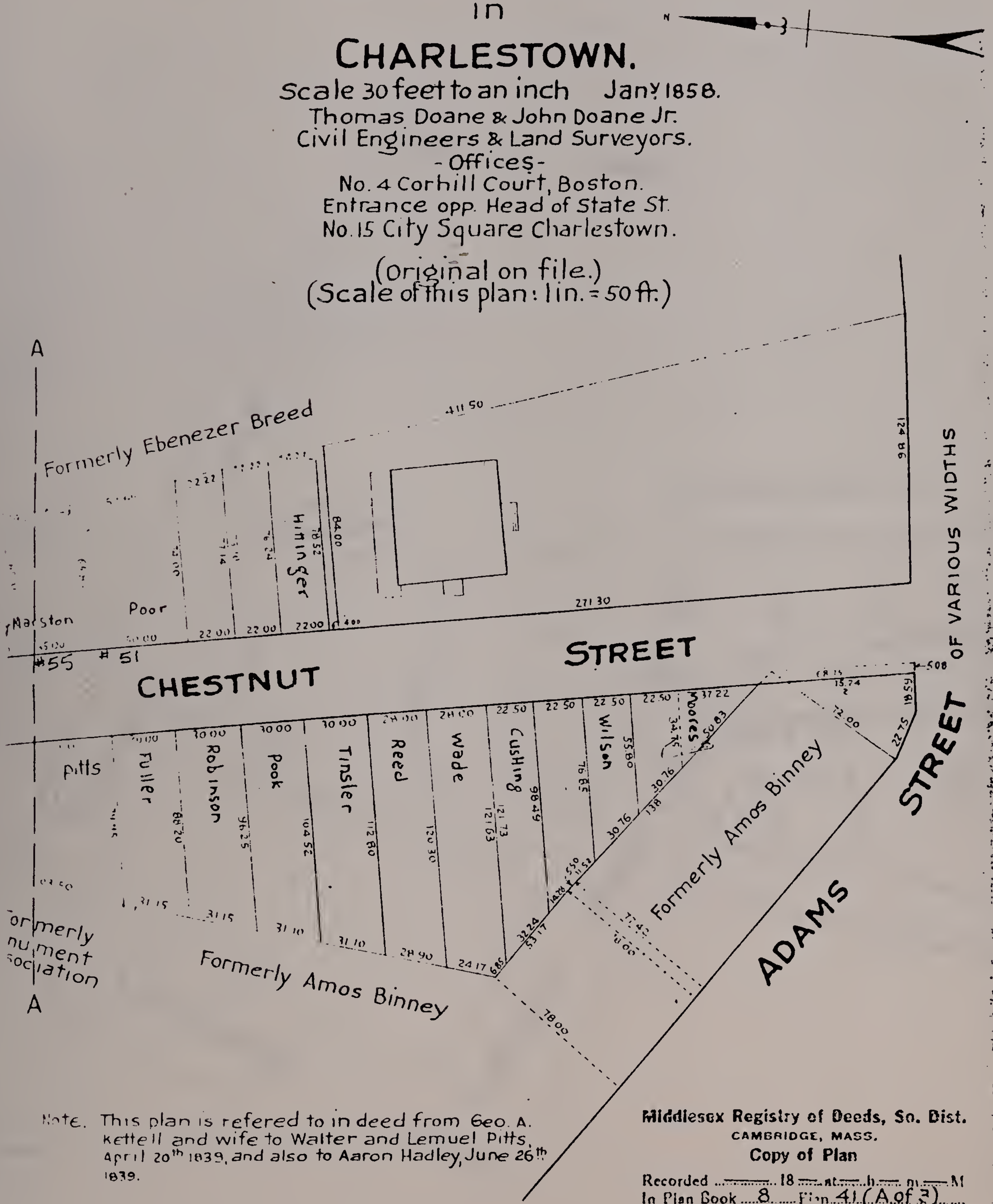
#55↑ #51 ↑ chestnut st.



Rear ell, #65 chestnut st, facing MT VERNON AVE.

Plan of
THE MANSION HOUSE ESTATE,
of the Late
Nathan Adams,
in
CHARLESTOWN.
Scale 30 feet to an inch Jany 1858.
Thomas Doane & John Doane Jr.
Civil Engineers & Land Surveyors.
-Offices-
No. 4 Corhill Court, Boston.
Entrance opp. Head of State St.
No. 15 City Square Charlestown.

(original on file.)
(Scale of this plan: 1 in. = 50 ft.)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A
Formerly Ebenezer Breed
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271 30
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#51
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STREET OF VARIOUS WIDTHS
Pitts
Fuller
Robinson
Pook
Tinsler
Reed
Wade
Cushing
Wilson
Moores
30 00
30 00
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24 00
24 00
22 50
22 50
22 50
22 50
37 22
88 20
96 25
104 52
112 80
120 30
121 63
121 73
98 49
76 85
55 80
50 83
30 76
30 76
138
31 15
31 15
31 10
31 10
28 90
24 17
6 86
32 24
53 17
77 42
78 00
Formerly Amos Binney
Formerly Amos Binney
ADAMS
STREET
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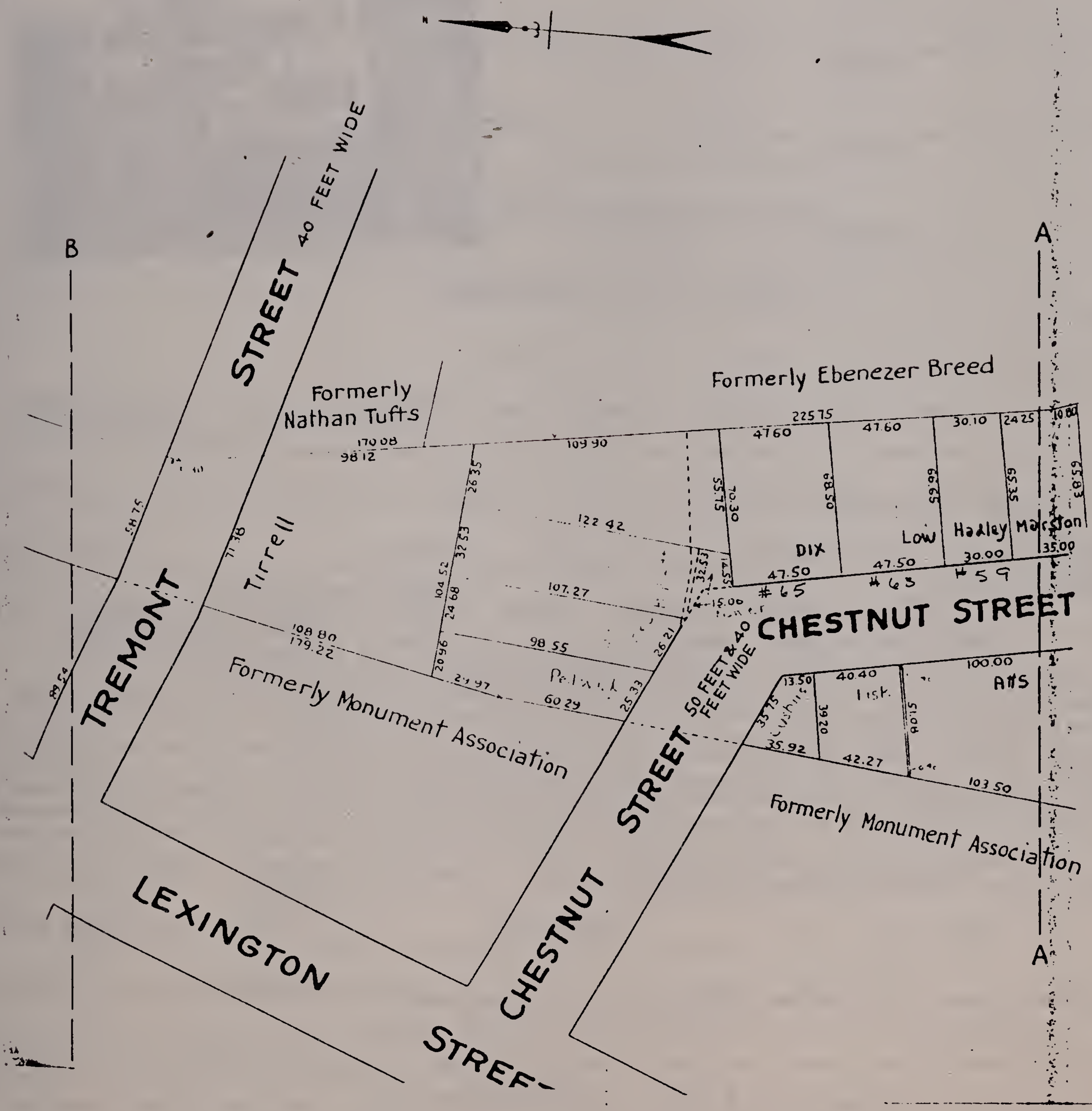
Note. This plan is refered to in deed from Geo. A. Kettell and wife to Walter and Lemuel Pitts, April 20th 1839, and also to Aaron Hadley, June 26th 1839.

Middlesex Registry of Deeds, So. Dist.
CAMBRIDGE, MASS.
Copy of Plan
Recorded .... 18 .... at .... h .... m .... M
In Plan Book ..8.. Plan ..41 (A of 3)..
Attest Thomas Leighton Register

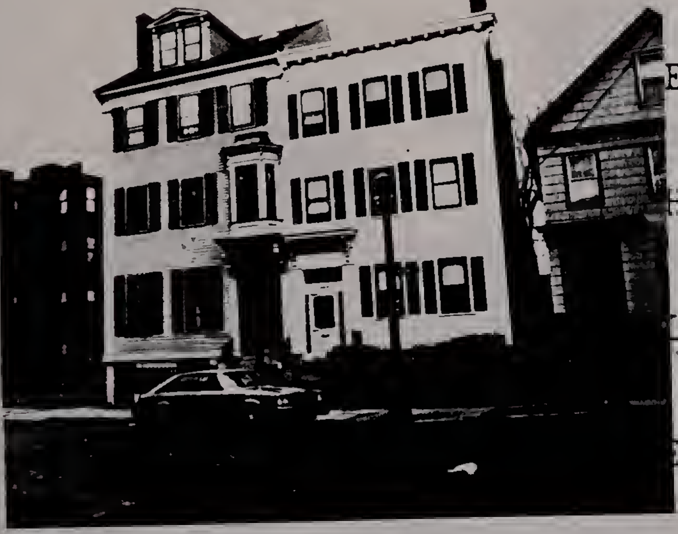
Copy made ..May.. ....19 40
by Plan Department.
Attest Harold P Hunt


B
TREMONT STREET 40 FEET WIDE
Formerly Nathan Tufts
Formerly Ebenezer Breed
22575
170 08
98 12
109 90
4760
47.60
30.10
24 25
10.80
58 75
71 38
Tirrell
2635
3253
104 52
24 68
2096
122 42
107.27
98 55
108 80
179.22
24 97
60 29
25.33
26 21
32.53
14.55
15.00
55.75
70.30
98.50
99.65
65.35
65.83
DIX
Low
Hadley
Marston
47.50
47.50
30.00
35.00
#65
#63
#59
CHESTNUT STREET
50 FEET & 40 FEET WIDE
13.50
40.40
100.00
A#S
35 75
3920
4015
35.92
42.27
103 50
Formerly Monument Association
Formerly Monument Association
89 54
A
A
LEXINGTON
STREE
CHESTNUT STREET

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 65,67 Chestnut st. COR. at MT. Vernon Ave.

NAME ______________
present original



No. 28N-12E SUB AREA Chestnut st/MT. Vernon s

E 65= 1841 Middlesex Deeds, Directories
67= ca. 1841-42 Middlesex Deeds, ...
source

HITECT ______________
source

LDER ______________
source

ER #65-Joseph G. Hicks
#67-William Pedrick
original present

PHOTOGRAPHS CT 5- 3/3

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 3 plus basement, gable

ROOF #65=flat, le. cupola — dormers dble dormers at #67

MATERIALS ([✓ Frame]) [✓ clapboards] (→67-main facade) shingles stucco asphalt asbestos [✓ alum/vinyl] (→65-Main facade)
([✓ Other]) [✓ brick] -side walls stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, 3-story town houses w/ clapboard-clad main facades and brick side walls. #65, 67 were originally identical, gable roofed, Greek Revival houses. #65 was altered (ca?) via the removal of its gable roof and the creation of a flatroof w/ bracketed Italianate cornice. #65 67 are situated on granite block basements, possessing side-hall plans, 3-bay main facades granite steps w/ curvilinear, cast iron railings, paired entrances w/ Doric pilasters, deep bracketed door hoods (originally just heavy classical entablatures over entrances). Entrances are recessed - #65's front door is flanked by multi-pane side lights and is surmounted by a two-pane transom. #67's entrance*

EXTERIOR ALTERATION [✓ minor] (L#67) moderate drastic #65's clapboards (main facade) have been replaced by aluminum siding

CONDITION [✓ good] fair poor ______ LOT AREA ______ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Focal point at head of Chestnut st - narrow front yards - #67's cast iron fence is particularly noteworthy.

* is recessed within a segmental arched entry. #67's double doors are still intact. #67's doorhood supports a narrow apron panelled oriel w/ bracketed cornice. In general windows are fully enframed with 1/1 re-
(Map)
placement sash on #67 and 6/6 wood sash on #65. Edges of houses are accented by narrow baseboards and corner boards. #67 exhibits a simple fascia board at the cornice. #65 exhibits a bracketed Italianate cornice. #65 is enclosed by a flat roof. #67 is enclosed by a gable roof with a gable roofed double dormer.

SIGNIFICANCE (cont'd on reverse)

Built ca. early 1840's, #'s 65,67 Chestnut st. rank among the oldest houses on the southeastern slopes of Breeds Hill. Constructed six years before the first house on nearby Monument Square these tall, stately houses originally stood in splendid isolation - high visible landmarks near Breed's Hill's apex. Udoubtedly these houses reassured prospective house builders/home owners that the barren

bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1840's
Middlesex Deeds - #65 - 408:82
#67 - 408:83, 531:203, 831:210.
panoramic view - 1848

Moved; date if known ______

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/development x

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

pasture land/battlefield could be transformed into an attractive residential quarter of substantial houses. Architecturally, these houses represent a type of tall, Greek Revival house which may represent an early stage in the developement of the 3-decker house. At some point, ca. 1850s or 60s, this once identical gable roofed duo took on individual identities via the removal of #65's gable roof and subsequent flat roof replacement (w/ bracketed cornice). #67's oriel window evidently represents an effort to give the house a more "up-to-date" appearance. The bracketed door hoods of both houses represent later additions.

The 1818 Tufts map of Charlestown indicates that #65 and 67's lots were either part of Nathan Adams estate or a tract labeled "M. Frost". #65 and 67's lots are located just beyond the boundaries of the Bunker Hill Monument Associations 115-lot tract. Originally, the B.H.M.A. (organized in 1823) had intended to preserve the area as an open battlefield but by the early 1830's population pressures and transportation improvements were causing its members to turn to residential developement — lots were auctioned off beginning in 1839, with the first houses being built along Concord, Monument and Lexington sts during the early 1840's. In any event, George Kettel had acquired #65 and 67's lots (and apparently others in the vicinity during the 1830s. By 1841 he was selling off his houselots — on 5 August 1841, Kettel sold #65's houselot to Joseph G. Hicks, "engineer, U.S. Navy Yard and #67's houselot was sold to another U.S. Navy Yard employee — William Pedrick, "machinist". Kettel sold #65's lot to Hicks for $701.06. Pedrick paid Kettel $557.28 for #67's lot. The Kettel/Pedrick deed states that this houselot's southern border was "a new street intended to be called Chestnut st." and stipulated that "the house to be erected thereon shall be one of the value of not less than $2000.00 and is to be placed on a line with the house now erected by Mr. Kettel on said street, where it turns westerly to the Monument land." (indicating that #65 was already extant or nearing completi In any event #67 was sold to Hiram Whitman, "clerk, 60 State St., Boston" on October(?), 1848 for $3,800.00. Whitman remained this houses owner until ca. 1895. During the early 1900's #67 was owned by James H. Whitman. Charlestown Directories indicate that Joseph G. Hicks, "rope maker" (listed as engineer in the deeds) was living here by 1842. #65's late 19th c. owners included - R. M. Swan (1875), Susan A. Swan (1885, 1892) and Charles M. Hunter (early 1900's).

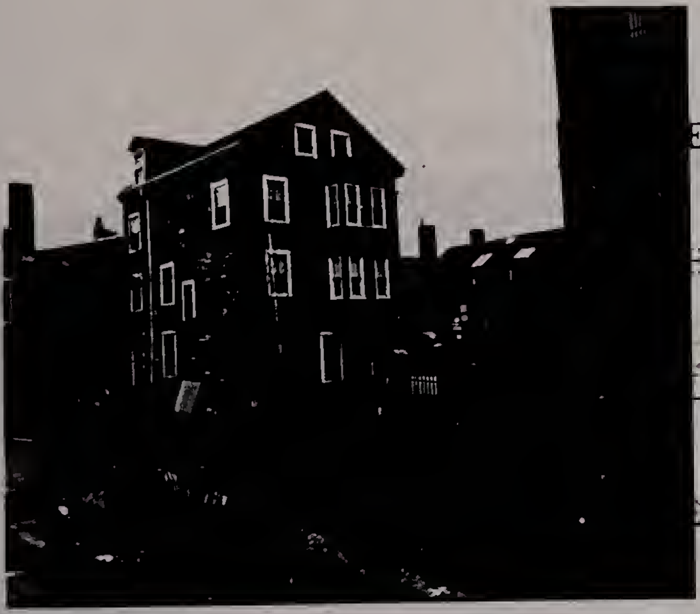
Preservation Consideration (accessibility, re-use possibilities, capacity/for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area charlestown

ADDRESS 7 church Court COR. off Warren st.

NAME ______________________
present original



No. 28N-12E SUB AREA ____________

E 1847 Middlesex Deeds
source

HITECT ______________________
source

LDER Benjamen Applin - "stair builder"
source

ER Benjamen Applin
original present

PHOTOGRAPHS CT- 2 - 3/2,3. '86

TYPE ([✓ residential]) [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement, attic

OOF gable cupola — dormers 1 on northeast slope

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
[✓ Other] brick stone-granite bsemnt concrete iron/steel/alum.

BRIEF DESCRIPTION Unusually tall, L-shaped Greek Revival house w/ 3-story main block, 2-story side ell (shown as only 1-story on the 1868 Atlas). Clapboard clad. 3-bay main facade, side hall plan. Situated on granite basement. Recessed entrance w/ later outer door. Entrance enframed by Doric pilasters and pedimented entablature. In general windows are fully enframed with pedimented lintels and 2/2 wood sash. Projecting from main facade is 2-story oriel w/ recessed, rectangular apron panels - oriel is late 19th c. Queen Anne addition. Corners accented by tall, pannelled Doric pilasters. Above 3rd fl. windows is heavy entablature and pedimented attic containing pair of cornice headed windows. Pedimented dormer located at end of NE. roof slope.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

CONDITION [✓ good - fair] poor ____________ LOT AREA 1593 sq. feet

NOTEWORTHY SITE CHARACTERISTICS adjacent to massive granite gate posts of old Universalist church (no longer extant).

SIGNIFICANCE (cont'd on reverse)

(Map)

#7 Church st. is situated on a narrow passageway leading from Thompson Square to the former site of the Universalist church. (now a parking lot) This house stands adjacent to the massive granite gate posts of the old church. It faces a side wall of the High Victorian Gothic Charlestown 5¢ Savings Bank Building at 1 Thompson Square.

Bibliography - Maps, 1818, 1852
"Panoramic View from Bunker Hill" - 1848
Atlases - 1868, 1875, 1885, 1892, 1901 1911
Charlestown / Boston Directories - 1840's, 1860's
Middlesex Deeds - 501:412, 541:332, 911:582, 921:267.

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/ development X

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Architecturally, 7 Church Court is noteworthy as an unusually tall side hall plan Greek Revival house. This house, with its distinctive form - with its emphasis on the vertical - may be seen as a possible ancestor of the late 19th c. 3-decker house (via the 3-story Italianate single family house of the 1850's + 60's - e.g. 30, 32 Winthrop St. Charlestown). This house clearly presents its structural evolution over time - e.g. its 2-story Queen Anne oriel addition (late 19th c).

For many years #7 Church Court was the home of Daniel Johnson, glazier. It was probably built by Benjamin Applin, Boston "stair builder". Further research in Boston Directories is needed to determine the time frame of Applin's career. He is listed in the 1846-47 Boston Directory as a stair-builder and partner in the firm of Applin and Wesson - at that time he lived in the rear of 34 Beverly St., Boston. He is listed in the 1849 Charlestown Directory as a stair builder living at Universalist Court (Church Court's original name). He is not listed in post 1850 Charlestown Directories. Applin paid Timothy Thompson, of Charlestown's prominent Thompson family, $1,548-00 for a lot of land (no buildings) on May 19, 1847 [501:412]. Buildings are mentioned

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

in a deed between Benj. Applin grantor and George Farrar, Charlestown "counselor at law" on 9 Oct. 1848. #7 Church Ct. was probably built in the late Spring/early Summer of 1847, with Applin living here for a few months before selling it to Farrar. Owners during the 1850's/60's included Elihu P. Marvin of Medford, Ma. and Olvin F. Raymond of Charlestown (real estate speculators). Daniel Johnson glazier, Haymarket Sq, corner Sudbury, lived here from 1865 [921:267, 22 April 1865] until at least the late 1880's - Johnson's heirs

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

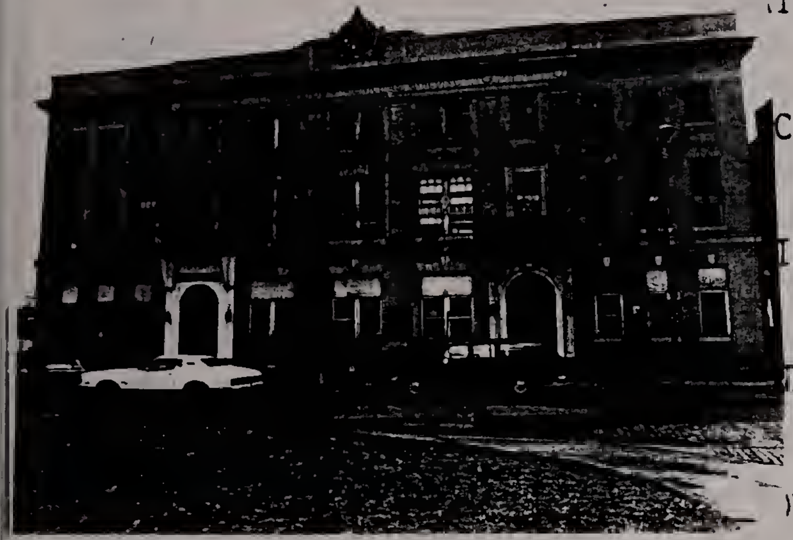
owned this house until at least 1892. By the early 1900's, this house was owned by John J. and David Higgins. This house is a product of intensive late 1840's Charlestown house construction - this building boom was precipitated in part by the coming of thousands of European immigrants (mostly Irish) to the Boston area beginning ca. 1845.

OSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area charlestown

ADDRESS 2, 5 City Square COR. Harvard st.

NAME "District Court" "Life Focus Center" (present) Charlestown Municipal Bldg. (original)

MAP No. 28N-12E SUB AREA Town Hill/City Sq.



TE 1913-1915 Boston Bldgs Dept. App. for Perm. to Bld OCT 10, 1913 (source)

CHITECT James E. McLaughlin " (source)

ILDER John F. Griffith Co. " (source)

ER City of Boston (original) (present)

TOGRAPHS CT-10-4/4-'87

YPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ non-residential] Municipal building

). OF STORIES (1st to cornice) 3 plus basement

: Flat cupola — dormers —

ATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

RIEF DESCRIPTION Large, L-shaped Georgian Rev. Municipal Bldg., constructed of yell
brick w/ freestone trimmings. Tripartite main facade w/ broad,
5-bay mid section flanked by short, 3-bay "wings". Main facade characterized by
istinctly horizontal emphasis - via belt courses at basement and fls 1/2 also deep
ontinuous cornice and high parapet. Horizontality countered by mid section
six Doric pilasters spanning fls 2-3. Main entrances at 1st and 5th bay of cen
segment are set within round arches - #2's entrance enframements have been
rastically modified via modern treatments completely devoid of detail. Entrance #
is intact, retains freestone (?) enframements including console key stone at

XTERIOR ALTERATION [✓ minor] moderate drastic

NDITION [✓ good] fair poor LOT AREA 8246 sq. feet

TEWORTHY SITE CHARACTERISTICS

ches center, console bracketed
ood w/ iron balconies on
ood roof at 2nd fl. level.
all entrance with full pedi-
mented opening, to balconies. Pilasters
panning (Map) fls 2-3 at mid section
upport" entablature w/ incised letters
h read "Charlestown Municipal
dg. In general windows - w/exceptions
hose of the "wings" treated as doubles
l windows possess multi pane sash in
orgian Rev. mode. Bldg. topped by deep cornice,
parapet w/ circular clock at center sur-
[illegible] ante fix

SIGNIFICANCE (cont'd on reverse)

Architecturally, the Charlestown Municipal Building is a competent example of early 20th century Georgian Revival design. Together with its more architecturally distinguished neighbors - the Neoclassical Charlestown Trust Co. Bldg (ca. 1910's) and the Renaissance Revival Ronghan Building (1894), the Charlestown Municipal Bldg.

Bibliography - Maps. 1818, 1852
"Panoramic View from Bunker Hill" - 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories - 1840's, 1860's
Middlesex Deeds - 501:412, 541:332, 911:582, 921:267.

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___	Recreation	___
Agricultural	___	Education	___	Religion	___
Architectural	X	Exploration/ settlement	___	Science/ invention	___
The Arts	___	Industry	___	Social/ humanitarian	___
Commerce	___	Military	___	Transportation	___
Communication	___	Political	___		
Community/ development	X				

Significance (include explanation of themes checked above)

Architecturally, 7 Church Court is noteworthy as an unusually tall side hall plan Greek Revival house. This house, with its distinctive form - with its emphasis on the vertical - may be seen as a possible ancestor of the late 19th c. 3-decker house (via the 3-story Italianate single family house of the 1850's + 60's - e.g. 30, 32 Winthrop St, Charlestown). This house clearly presents its structural evolution over time - e.g. its 2-story Queen Anne oriel addition (late 19th c).

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Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

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Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

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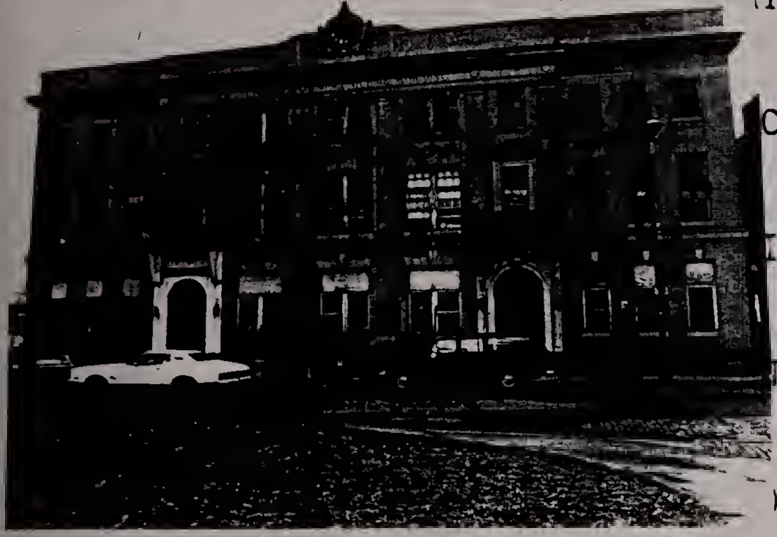
BOSTON LANDMARKS COMMISSION Building Information Form Form No.___ Area charlestown

ADDRESS 2, 5 City Square COR. Harvard st.

NAME "District Court" "Life Focus Center" present; Charlestown Municipal Bldg. original

MAP No. 28N-12E SUB AREA Town Hill/City Sq.



TE 1913-1915 source Boston Bldgs Dept. App. for Perm. to Bld OCT 10, 1913

CHITECT James E. McLaughlin source "

ILDER John F. Griffith Co. source "

ER City of Boston original present

TOGRAPHS CT-10-4/4-'87

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Municipal building

NO. OF STORIES (1st to cornice) 3 plus basement

RC Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Large, L-shaped Georgian Rev. Municipal Bldg., constructed of yell brick w/ free stone trimmings. Tripartite main facade w/ broad, 5-bay mid section flanked by short, 3-bay "wings". Main facade characterized by distinctly horizontal emphasis - via belt course at basement and fls 1/2 also deep continuous cornice and high parapet. Horizontality countered by mid section six Doric pilasters spanning fls 2-3. Main entrance at 1st and 5th bay of cent segment are set within round arches - #2's entrance enframements have been drastically modified via modern treatments completely devoid of detail. Entrance #c is intact, retains freestone (?) enframements including console key stone, at arches center, console bracketed hood w/ iron balconies on hood roof at 2nd fl. level. Tall entrance with full pedi- ment opens on, to balconies. Pilasters panning fls 2-3 at mid section upport" entablature w/ incised letters h read" Charlestown Municipal ding. In general windows - w/exceptions hose of the "wings" treated as doubles l windows possess multi pane sash in orgian Rev. mode. Bldg. topped by deep cornice, parapet w/ circular clock at center sur- n. m ... ante fix

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 8246 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, the Charlestown Municipal Building is a competent example of early 20th century Georgian Revival design. Together with its more archi- tecturally distinguished neighbors - the neoclassical Charlestown Trust Co. Bldg (ca. 1910's) and the Renaissance Revival Ronghan Building (1894), the Charlestown Municipal Bldg.

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911.
Boston Bldgs Dept. records
B.P.L. Architects File.
Charlestown Enterprise - July 3, 1915 p.l also August 28, 1915 p.l.
Final Report: Phase II Archeological Site Examination on
The Project Area for Central Artery, North Area, Charlestown, Ma.

Listed in Town Hill NR District

Moved; date if known

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	X	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	X				

Significance (include explanation of themes checked above)

is a remnant of City Square before extensive mid 20th c. elevated highway construction and urban renewal. The Charlestown Municipal Building represents the work of Boston-based architect James E. McLaughlin (active ca. 1900 - 1955). This building's site has significant historical associations with over 350 years of Charlestown civic life, beginning with The Great House - this building served as the Governor's house and General Court chambers until their removal to Boston in October, 1630.

Architecturally, this building is of interest primarily as an example of early 20th c. institutional design which illustrates this period's penchant for yellow brick - a cheaper material than red brick, and certainly stone which began to be widely used in Boston area architecture beginning ca. late 1890s (e.g. Boston State House addition - 1898). Still intact are the fine stone entrance enframements (including round arch, console keystone, console bracketed hood) at #5 City Sq. Also noteworthy is the parapet centrally located clock with antefix ornamentation

James McLaughlin is credited with the following buildings:

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Commonwealth Armory, Boston; Boston Trade School, South Terminal Station, Municipal Building at South Boston (see BLC survey form on 535 E. Broadway, South Boston). In partnership with a Mr. Burr during the 1920's and 1930's, he designed the Elks Hotel Boston, a 14 unit apartment at 65 Commonwealth Ave (1925), Latin School, Boston and Temple Adath Israel, 260 Riverway 405 Longwood Ave. and Plymouth Sts (1927) - see B.L.C. Fenway survey form. [in 1905 James E. McLaughlin is listed at 683 Atlantic Ave,

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) Room 51. By 1915, he is listed at 111 Devonshire St. Rm. 510. During the 1920's and 1930's he worked at 88 Tremont St (8th fl. (w/ Burr). He is listed as late as 1955 at 131 State St

The Charlestown Municipal Building was built between 1913-1915 In a Charlestown Enterprise article dated July 3, 1915 a reporter noted that "the new Court offices present a decidedly modern type of judicial quarters and as the finishing touches are being applied it is easy to discern that Charlestown will have

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown	Form No:
Property Name: Charlestown Municipal Bldg 2,5 City SQUARE	

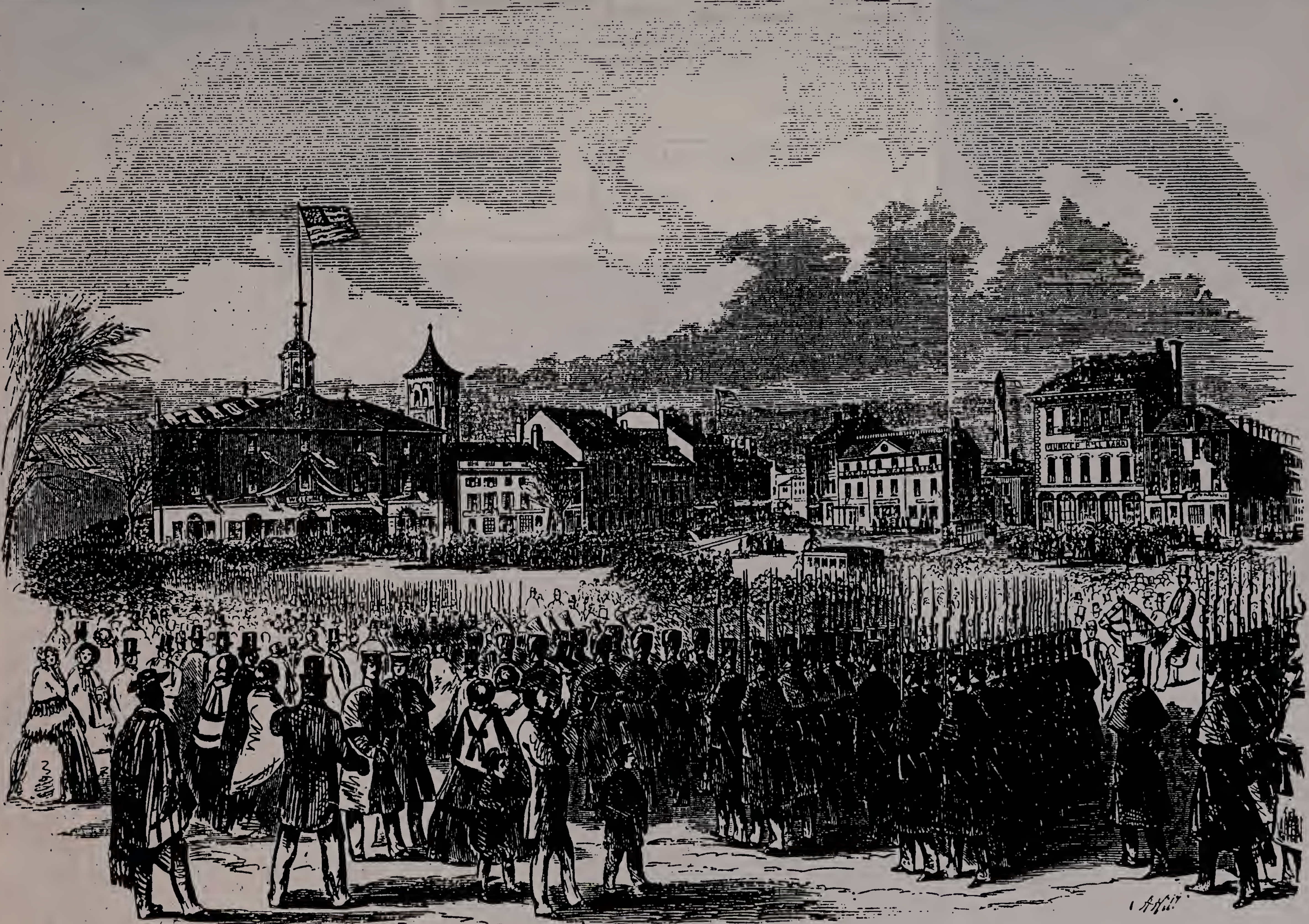
Indicate each item on inventory form which is being continued below.

as good a Municipal Court building as any in evidence in greater Boston (For a detailed description of this building's interior see "Charlestown Enterprise" article dated July 3, 1915, p.1 entitled "Completion is Close at Hand. In a week Municipal Building to be Turned Over to the City").

The Charlestown Municipal Building's site has significant historical associations with over 350 years of Charlestown civic life. As early as the late summer of 1629, the Massachusetts Bay Company representative, Thomas Graves, erected the structure known as The Great House in preparation for the arrival of Winthrop and his fleet in June 1630. The Great House served as the Governor's house and General Court chambers until their removal to Boston in October, 1630. In 1632, the General Court purchased the structure from the company for £10, and it was used for a meeting house after Charlestown's inhabitants split off from the Boston congregation. In 1635 the structure was sold for £30 along with the surrounding lot to Robert Long. Evidently a tavern [Great Tavern] was located on this site during the 17th and 18th centuries. This site was owned by Ebenezer Breed II. prior to the Revolutionary War and remained in Breeds hands until this property's destruction in 1775. It should be noted that City Square (over time known as Market Square and Charlestown Square—with an unsuccessful attempt to rename it Bogan Sq. after Gen. Bogan during the early 20th c.) was used for an open air market where artisans, farmers and local merchants held a market from the town's founding until 1802—except for a period during the Revolution when the town was abandoned. Important structures at City Square during the early-mid 18th century included a meeting house and Court House. From 1818-1867 a Federal style Town Hall stood on the Charlestown Municipal Bldgs. site. For many years its cupola was a landmark in this area. (see accompanying illustration "Return of the Charlestown City Guard. From Washington" Interestingly, the present Municipal Building adheres to the Federal style predecessor building's tripartite main facade format and inclusion of a stately circular clock on the building. From 1867-1913 a masonry Renaissance Revival / Second Empire, building designed by

Boston architect William Washburn, to serve as Charlestown's City Hall, was located on this site. This building was characterized by a tripartite main facade with quoins accenting the corners of floors 1-2, round arch and triangular pedimented windows and a distinctive, centrally located dome/belvedere w/ circular clock at the dome's base. This building's use as a city hall was short lived as Charlestown was annexed to Boston in 1874. Henceforth the Washburn-designed building was used as a public library and police station. From 1877-1975 a segment of an elevated railway cut through City Square: encroaching on the oval park with three tier cast iron fountain.

City Square


BUNKER HILL BANK

RETURN OF THE CHARLESTOWN CITY GUARD FROM WASHINGTON.

42

Title City Square

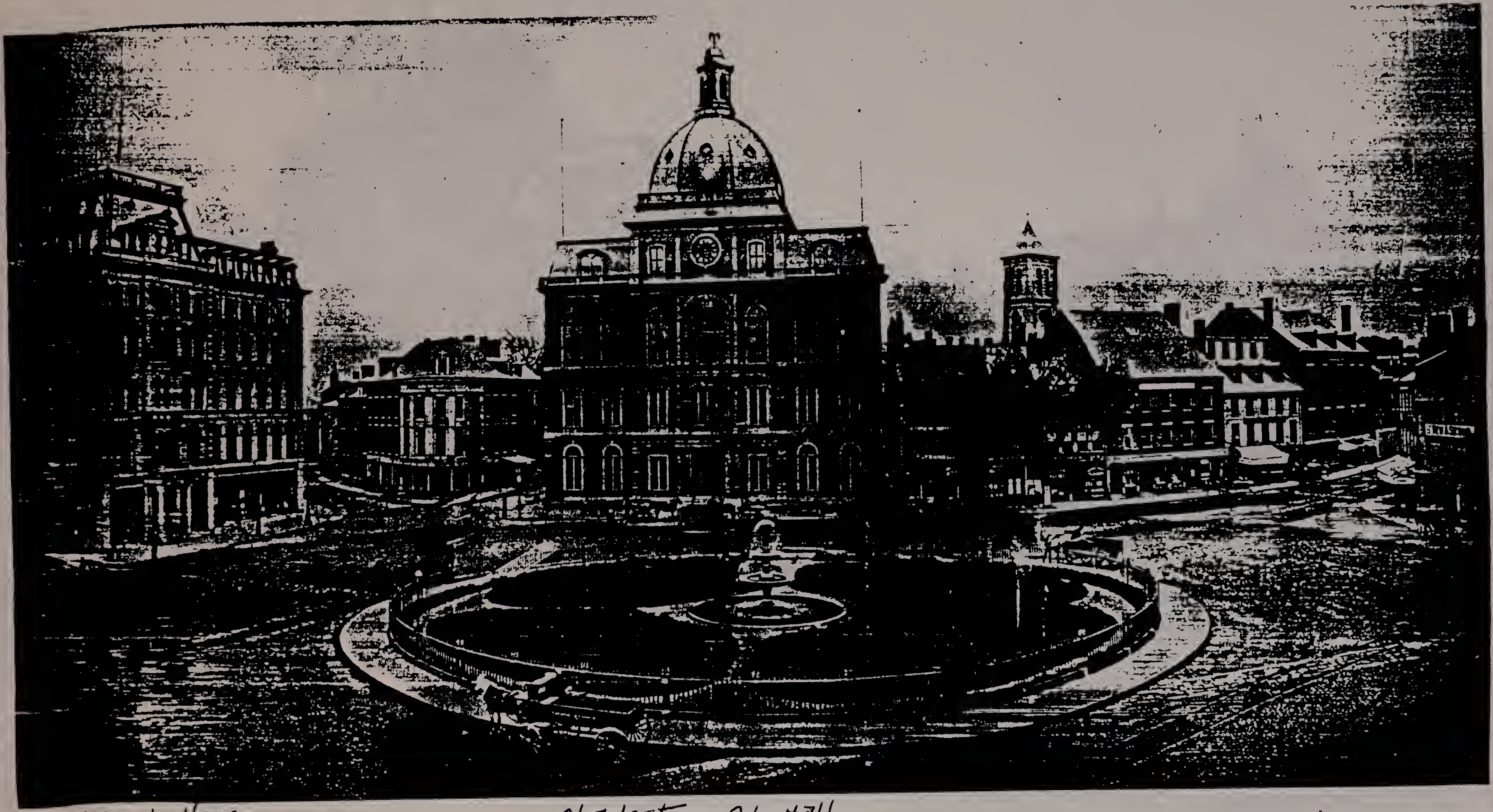
Town Charlestown, Mass

Built by Date

Print taken Gleason's Pictorial

Boston Athenæum { Gift of Miss Annie H. Thwing.
Date, January 13, 1903.

66



Waverly House

Charlestown City Hall
designed by Wm. Washburn
Late 1860's.

1141

1141
City Square, Charlestown
ca. 1868 – 1880

Bostonian
Soc.

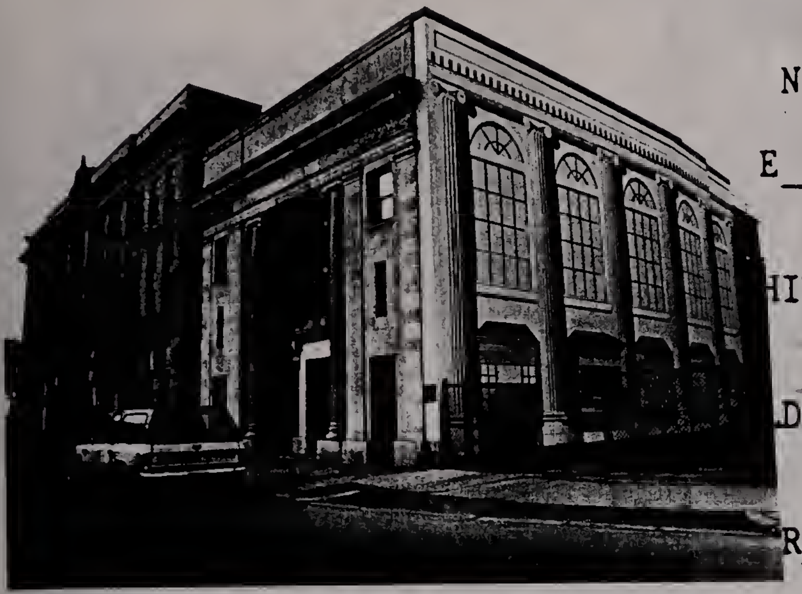
DOMINION LINE
QUEENSTOWN
LIVERPOOL
MISHAWUM HALL
CLUB
CH
OWN ENTERPRISE

OSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 6 City Square COR. near Main st.

NAME
present original

No. 28N-12E SUB AREA Town Hill / City Square ~~Trainingfield / Winthrop~~ SQ



E ca. 1911-1922 Atlases
source

ITECT
source

DER
source

R Charlestown Trust Co.
original present

PHOTOGRAPHS CT-10-4/1,2-'87

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] Commercial - savings bank

O. OF STORIES (1st to cornice) 2 plus basement

R... Flat cupola — dormers —

ATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] [✓ stone MAIN facade] concrete iron/steel/alum.

BRIEF DESCRIPTION Well-designed Neoclassical bank building, faced w/ granite - side walls composed of brick. Well-executed murall on S.E. wall w/ trompe l'oeil Ionic portico, multi pane roundarch windows and dentilated entablature.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA sq. feet

OTEWORTHY SITE CHARACTERISTICS

SIGNIFICANCE (cont'd on reverse)
Architecturally, the former Charlestown Trust Co. building is a fine example of early 20th century commercial architecture. Particularly noteworthy are its main entrance's elegant enframements, portico in antis with monumenta fluted Ionic columns and heavy, dentilated and cornice headed entablature. Also memorable

(Map)

Bibliography - Maps - 1818, 1852
Atlases - 1875, 1885, 1892, 1901, 1922.
Boston Bldg. Dept did not have information on this building. Charlestown Enterprise microfilm at B.P.L. did not yield information on this building (reels missing for 1913-1915).

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural _X_
The Arts ____
Commerce ____
ommunication ____
ommunity/ development _X_

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

ignificance (include explanation of themes checked above)

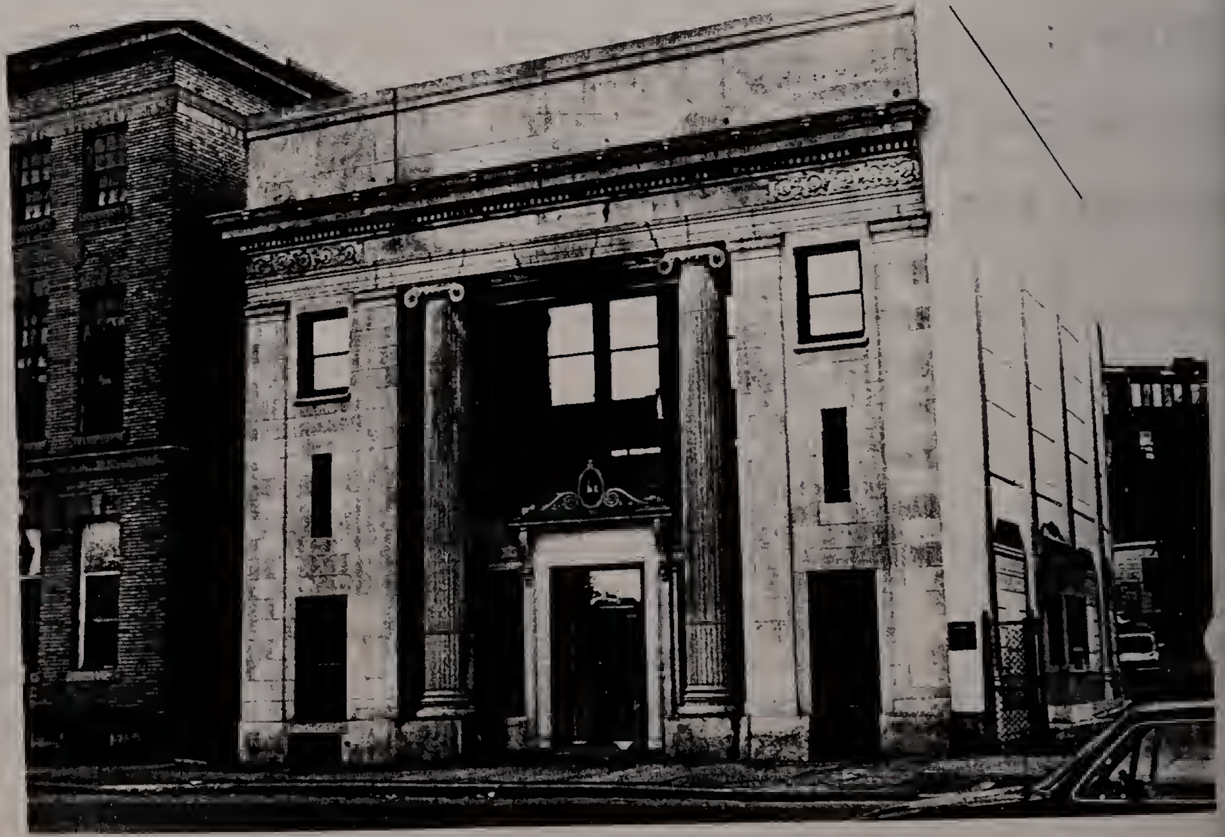
J Haas

s a trompe l'oiel mural which covers the parking lot wall - (possibly by Richard Haas?). Boston 200 placque on bank's main facade reads "In the late 18th century, no Charlestown resident as well known as Nathaniel Gorham. He was born here, became a successful businessman and settled here with his family in the Gorham home fronting on City Square. During the Revolutionary War, he served in the Massachusetts House of Representatives and Senate. He gained National recognition when he was named to the Continental Congress in the 1780's. He became its president in 1786 and signed the constitution in 1787. He died in Charlestown in 1796." (

In 1875 three contiguous buildings numbered 6,7,8,9 were located on this site - two stables were located to the rear - at that time, an E. Baker owned this property. By 1892 two wooden, contiguous buildings were located on the site (w/ brick sidewall along side the old city hall). Maria L. Baker is listed as the owner in 1892. The present building was built at some point between 1911 and 1922. Further research is needed on the Charlestown Trust Co.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment,

Listed in Town Hill NR District

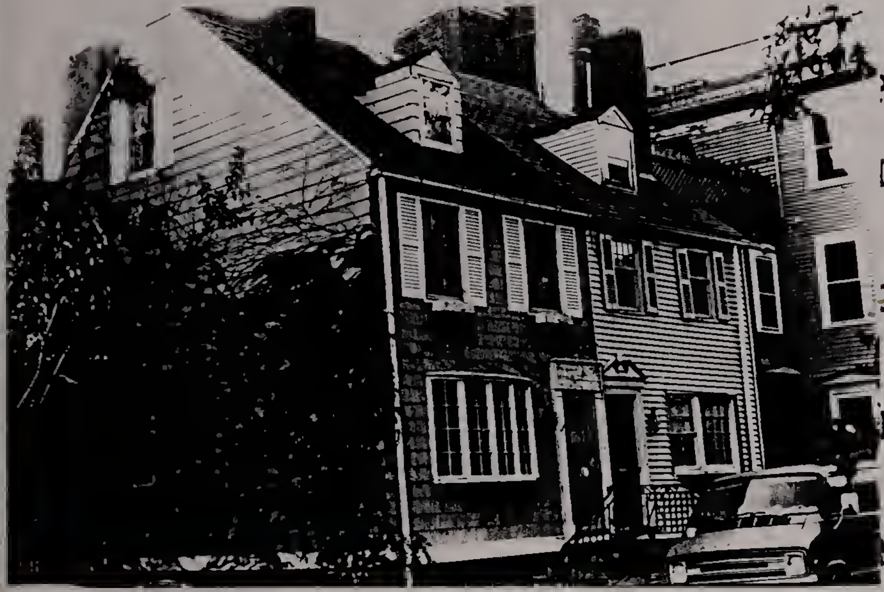


Bibliography and/or references records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS 1,2 Common st. COR. opp. Winthrop Sq. betw. Park and Winthrop sts.

NAME ______ present ______ original



? No. 28N-12E SUB AREA Training Field / Winthrop SQ

TE Ca. 1827 Middlesex Deeds source

CHITECT ______ source

ILDER Richard Shute - housewright Jonas Barrett, bricklayer source

NER Jonas Barrett original ______ present

PHOTOGRAPHS CT-44/3-'86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola — dormers 1 per bldg.

MATERIALS [✓ Frame] clapboards #2 [✓ wood shingles] stucco asphalt asbestos #1 [✓ alum]/vinyl
(Other) [✓ brick basement] stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Double wood frame, late Federal double house. Rises 2-stories from high brick basement to gable roof. 3-bay main facades w/ sidewall plans, paired entrances. Platform w/ stairs at sides and modern wrought-iron railing located in front of entrances. Alterations to entrances in evidence – #1's entr. enfr. have been "colonialized" w/ introduction of broken pediment. #2's entr. enfr. are more intact, retaining Doric pilasters (more slender than those of the Greek Revival) – entablature seems to be missing its cornice. Alterations to fenestration are also in evidence. Both houses exhibit modern oriels. Windows of #1 have been reduced in size – at 2nd floor. #1 is sheathed in synthetic siding. #2 is clad w/ wood shingles. Both houses feature gable roofed dormers on main facade's roof slope. Broad endwall gable in evidence on S.E. side.

EXTERIOR ALTERATION minor [✓ moderate] drastic clapboards replaced by modern materials fenestration altered - via "colonial" elements

CONDITION [✓ good] fair poor ______ LOT AREA ______ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces Training Field / Winthrop Sq

(Map)

SIGNIFICANCE (cont'd on reverse)
Although altered by modern siding and 20th century "colonial" entrance and window treatments, this late Federal double house retains integrity of form and siting (with some entrance enframements and window sash intact). Together with the red brick, Federal Training Field School,

Moved; date if known________________

Themes (check as many as applicable)

Aboriginal	____	Conservation	____	Recreation	____
Agricultural	____	Education	____	Religion	____
Architectural	X	Exploration/ settlement	____	Science/ invention	____
The Arts	____	Industry	____	Social/ humanitarian	____
Commerce	____	Military	____	Transportation	____
Communication	____	Political	____		
Community/ development	X				

Significance (include explanation of themes checked above)

to the southwest, this house provides a picturesque backdrop for the southeast side of Winthrop Square. Built ca. 1827, #1, 2 Common st. apparently represents the work of local housewright Richard Shute and Jonas Barrett, bricklayer (for the foundations?). Shute's name does not appear in 1830's and 1840's Charlestown business directories. Jonas Barrett was active in local building trades from the 1820's (possibly earlier) until ca. 1850 - during the 1840's he lived at the corner of High and Green sts. During the early 19th c., #1 and 2 Common st's lots were part of the Common/Winthrop/Warren st land holdings of David Smith, Charlestown mariner. These lots were acquired from David Smith (via David Shute Jr., Boston) by Richard Shute, Charlestown housewrigh on January 11, 1827 (Middlesex 271:438). Shute, in turn, sold #1 and 2 Common st's lots to Jonas Barrett of Charlestown, mason and Abijah Goodridge of Charlestown, Esquire for $475.00 on June 16, 1827 (Middlesex Deeds 275:53). Buildings on these lots are first mentioned in a deed dated May 22, 1833 [324:506] - at that time Jonas Barrett sold this property to

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

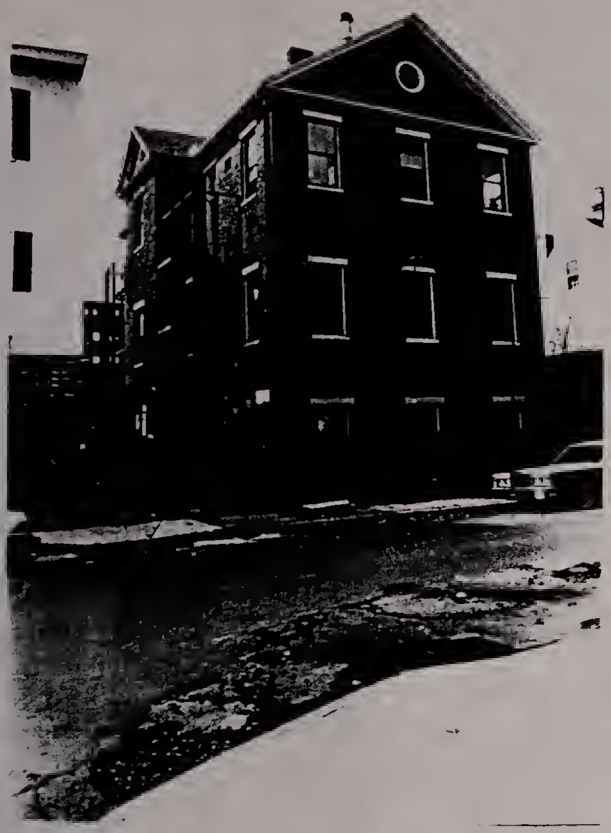
Deborah Williams, widow for $1,150.00 (for #1 Common st., only). #1 Common st remained under Williams family ownership until June 15, 1892 - at that time Harriet M. Williams, widow of William A. Williams sold #1 to Thomas F. Fardy for $2,000.00. By 1911 an Edward Brock owned this property. During the 1830's #2 Common st was owned by Elias Emerson, Razor strap maker - this house remained under Emerson family ownership until March 19, 1878 - at that time a Henry Schrow paid Nancy Emerson $1,650.00

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

for this house. From 1883 until at least 1911, Daniel T. Kelley, hatter, Kelley + Co., (22 Province st, Boston) owned #2 Common st. (see Form on ___ Common st. for developement of The Training Field/Winthrop Square).

Architectural Note: #1 and 2 Common st. may be the earliest example of a type of double house which appears in greater numbers in Charlestown during the 1830's and 40's - See Forms on 57, 59; 37, 39 Washington; 107, 109 Warren st

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area charlestown



ADDRESS 5 Common st. COR. near Park st.

NAME ____ present; Old ~~Training~~ Common or Training Field school original

MAP No. 28N-12E SUB AREA Training Field/Winthrop SQ.

DATE 1828 A.I.A. Guide to Boston source

3rd fl. added ca 1848

ARCHITECT ____ source

BUILDER ____ source

OWNER Town of Charlestown original ____ present

PHOTOGRAPHS CT- 10- 6/6- 87

TYPE (residential) single double row 2-fam. 3-deck ten apt.

[✓ (non-residential)] School

NO. OF STORIES (1st to cornice) 3 plus basement, attic

OF cross-Gable cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl

[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION 3½ story masonry Federal school house, essentially rectangular plan w/ projecting central pavillion at southeast wall. Bldg. characterized by planar, red brick surfaces, windows exhibit simple stone sills and lintels. 3-bay facade facing Common st. 5-bay side walls. Common st. wall features blind arch rising through fls 1+2 at Center. Bldg. crowned by pedimented cross gables w/ oculus windows.

EXTERIOR ALTERATION minor [✓ moderate- drastic] 3rd floor added ... 1848, original front door transformed into window, cupola no longer extant

CONDITION [✓ good] fair poor ____ LOT AREA 7001 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces Training Field / Winthrop SQUARE.-

SIGNIFICANCE (cont'd on reverse)

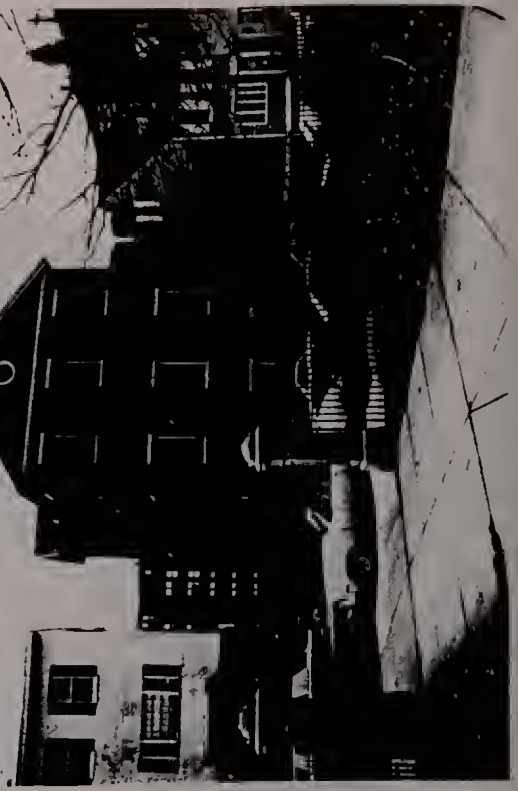
Built in 1828 as a public grammar school, Old Training Field school ~~was~~ is the oldest ext public grammar school form in Charlestown an ranks among the oldest extant school in the City of Boston (see Jamaica Plain Su Eliot school, *— Eliot st.). It is a rare Boston area example Federal school house architecture. It was originally located at

21 El

(Map)

Bibliography - Maps - 1818, 1
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
"Charlestown Enterprise" June 7, 1902 p. 1
A. I. A. Guide to Boston - by Susan and Michael Southworth. - 1984.
R. Mallory "Panoramic View from Bunker Hill Monument" 1848

Moved; date if known 1847 - from old Training Field



Themes (check as many as applicable)

Aboriginal		Conservation		Recreat
Agricultural		Education	X	Religio
Architectural	X	Exploration/ settlement		Science/ invent
The Arts		Industry		Social/ human
Commerce		Military		Transpo
Communication		Political		
Community/ development	X			

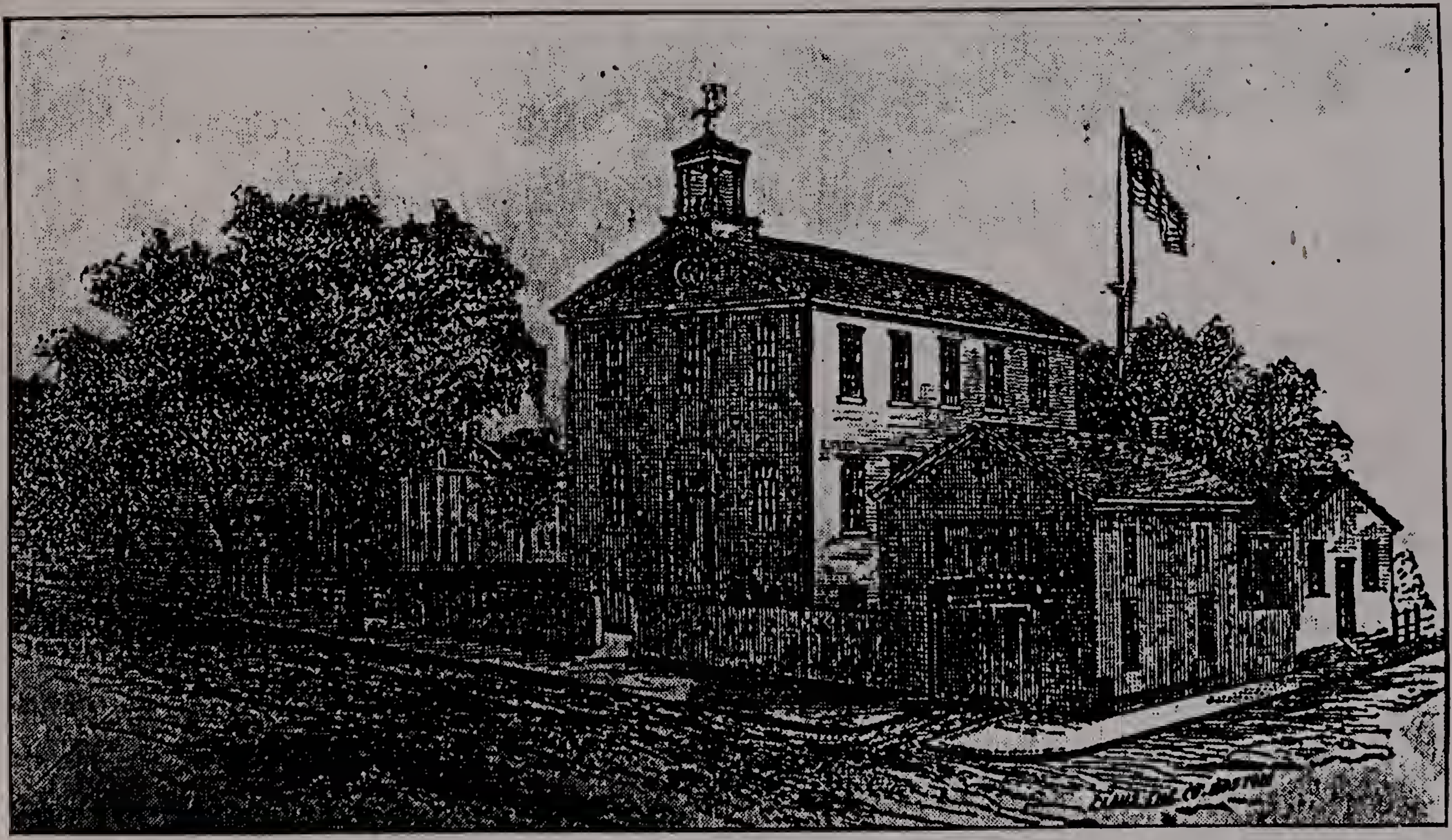
Significance (include explanation of themes checked above)

a corner of the Training Field. Judging by a Pre 1848 engraved view of the Old Training Field, this school has undergone extensive structural changes while retaining integrity of original design. The engraved view shows the Old Training Field school as a 2 rather than 3 story building - this 2-story school house is crowned by a gable roof w/ oculus attic window which was evidently identical to the roof's current appearance. The main entrance is situated within the blind or recessed arch on what is now the Common st. facade. The engraved view also shows a small weather vane-topped cupola that was located at the main facade's gable. The engraved view also shows a small fire house that was located next to the school when it was located on the common. The Old Training Field School stood on the Training Field from 1828 - 184 . It was moved by order of the new city government in 1847 - the year Charlestown was incorporated as a city. Its removal from the old Training Field is symbolic of a community caught up in rapid population growth and urbanization - the Training Field was beginning to be thought of as ornamental park within a city neighborhood rather than grazing

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

lands within a semi-rural setting. On the eve of the schools removal to its present location at 3 Common st, the city fathers declared it to be "the needless destroyer of the symmetry of the park and had been placed there by questionable right." The R. Mallory Panoramic View of Charlestown / Boston (1848) shows the school on its present site - the Mallory view clearly shows that by 1848 this building had acquired a 3rd floor (the cupola is also shown). For 140 years this building served as a schoolhouse, first on the training Field as a

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) public grammar school and later as a private secondary school and was eventually acquired by the Catholi Church for use as St. Mary's School. At the time St. Marys School's building at 49 Warren st was completed, the Trai Field or Common st. school was reported to house 6 classro This building has been converted for residential use in recent years (1967-68)



Training Field School

101

Title Training Field School,

Town Charlestown, Mass.

Built by .... Date ....

Print taken Old Charlestown Sch. Boys Assoc.

2d Banquet, Bost. City Club, Apr. 10, 1916.

Boston Athenæum { Bought of ....

{ Date ....

30

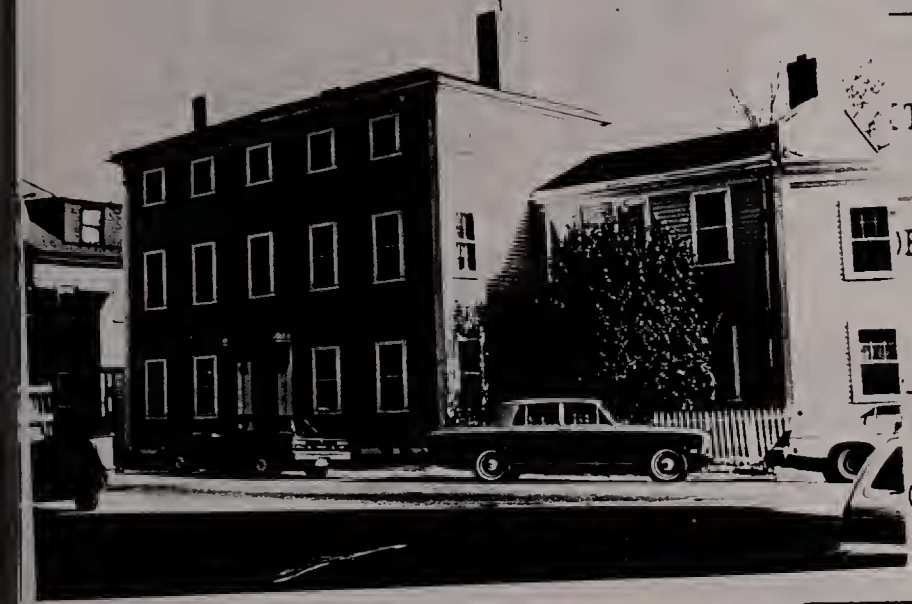
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 14 Common st. COR. Putnam st.

NAME ____ present (Later) Arnold Mansion original

MAP No. 28N-12E SUB AREA Training Field/Winthrop Sq

1806 Middlesex Deeds source



TECT ____ source

ER ____ source

John Tapley original ____ present

GRAPHS Ct-4-5 3-'86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) Main block=3, side ell=2 plus basement

ROOF Main block = low hip, side ell = gable cupola - dormers -

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick-side walls at main block, Putnam st. side and on 1st side ell, end wall gable)]. stone concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, stylish early 1800's Federal wood frame vernacular house w/ 3-story 5-bay x 1-bay main block, rectangular rear ell and 2, 2-story side ells. Walls at Putnam st. side of main block and at S.W. wall of 1st side ell (w/ gable roof) composed of brick. Main block's edges crisply defined by baseboards, corner Doric pilasters and fascia boards - all of narrow proportions. All components clad w/ clapboards. Center entrance opens on to well-worn granite step w/ 2 foot scrapers of cast iron. Multi panel front door flanked by slender Doric pilaster solid sidelights and taller Doric pilasters. Front door surmounted by semi-circular fan light w/ *

EXTERIOR ALTERATION [✓ minor] moderate drastic rear ell ca. 1868-75

CONDITION [✓ good] fair poor LOT AREA 3438 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces Training Field - together with 19 Putnam st. / 16 Common st. and view of #5 Putnam st at foot of Putnam st's narrow irregular path forms one of Charlestown's most memorable vignettes of late 18th / early 19th c. community life - magic combination of green space, human scale of bldgs, wood fabric, bay of bldg. form etc.

* well-crafted enframements. Entrance surmounted by deep doorhood (original) w/ well milded "shoulders" w/ curious cast-iron floral brackets (20th c?) and cornice headed roof. In general, windows are fully enframed w/ (Map) 6/6 sash. Small square lows appear at 3rd fl. Main block osed by low hip roof w/ chimneys t end (narrow end walls).
ote - 1868 Sanborn Atlas does not show the main block's rectang rear ell - meaning it dates from ca. 1868-75. Brick d walls appear at Putnam st. wall, south

SIGNIFICANCE (cont'd on reverse)

Architecturally, #14 Common st. is significant as a substantial, relatively stylish (vis a vis entrance enframements, corner Doric pilasters and above all proportions of the main block) example of early 19th century Charlestown Federal frame vernacular housing. Built ca. 1806, this house has significant historical associations with John Tapley, master workman or contractor at the Charlestown Navy Yard (specializing in iron

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
"Panoramic View From Bunker Hill Monument" - by R. Mallory, 1848.
Charlestown Directories - 1834-1874.
T.T. Sawyer - Old Charlestown - pgs. 378-379.
Middlesex Deeds - 169:40, 299:264, 399:216,
Moved; date if known 541:275.
"Charlestown Enterprise" - April 27, 1895 p. 1 - "John Tapley"

Themes (check as many as applicable)

Aboriginal		Conservation		Rec
Agricultural		Education		Rel
Architectural	x	Exploration/ settlement		Sci
The Arts				i
Commerce		Industry		So
Communication		Military	x	
Community/ development	x	Political		Tr

Significance (include explanation of themes checked

work. John Tapley was responsible for repairs on the Constitution (Old Ironsides) at some period during the War of 1812-15. From 1835 until at least the early 1920's #14 Common St. was owned by members of the William Arnold / Caleb H.S. Arnold families. William Arnold was a shoemaker and Caleb H.S. Arnold was a "trader" who owned a "finding store".

#14 Common St. was probably built shortly after John Tapley of Charlestown, "blacksmith" paid Benjamin Teel of Boston, baker $70.00 for this house lot. According to T.T. Sawyer, John Tapley "was a blacksmith by trade, and it has always been understood that the shoeing of a yoke of oxen by him was the first day's work done in the Charlestown Navy Yard after its purchase by the U.S. Government. Later on he had much to do with the iron-work in the Navy Yard as master-workman or contractor..... Tapley's wharf, which was a part of the old Mardlin shipyard, as well as several of the wharves in its vicinity, was occupied for some years principally for the repair of vessels, building of boats and so forth, and his part in it was to look after the iron work. A portion of Tapleys wharf was used as a landing-place for small vessels

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

bringing wood, lumber, hay, lime and bricks from the State of Maine." In addition, Sawyer described Tapleys house at 14 Common St. as being "among the few that still retain the appearance of the former time". By the late 1820's Mr. Tapley had moved from Charlestown "to a small farm on the Milk Row road, outside the Neck, which had formerly been a part of the large farm of Samuel Tufts, Mrs. Tapley's father, and it was on this small farm that the pack of hounds used by the fox-hunters .... were kept for some years." According to Sawyer, Tapley and his sons were

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

avid foxhunters and sportsmen, stating that "they were especially well posted as to the habits and movements of birds ..... They also knew how much fire was needed to get the best flav from these birds, and a meal from their table after a successful shoo was toothsome and relishing".

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown, Ma.

Form No:

Property Name: 14 Common st.

Indicate each item on inventory form which is being continued below.

From 1827 - 1835, Reuben Hunt of Charlestown, Morocco Dealer owned #14 Common st. He sold #12 to William Arnold, shoemaker, for $3,500.00. By June, 1849, Caleb H.S. Arnold, of Charlestown, trader, owned this house. He is listed in the 1848 Charlestown Directory as owning(?) a "finding store" and living at 11 Lawrence st. Arnold's heirs owned #14 Common st. until at least the early 1920's.

The area bordering the Training Field's southeastern edge began to take on the appearance of a residential quarter between ca. 1795 - 1810 — This area's development was triggered in part, by the construction of the Charlestown Navy Yard and the completion of the Salem Turnpike to City Square in 1802. In June 1775 Charlestown was burned to the ground by the British forces — the late 18th/early 19th c. houses bordering Common st., Mechanics Row [Elwood st], Putnam st. etc. provide evidence of Charlestown's post Revolutionary War recovery — a recovery that was not fully realized for 20 or 30 years after the Revolution.

Note: 14 Common st. is situated at the corner of Common and Park st — Park st's extension from Warren st. to Common st. was not set out until 1868. During the early 19th c., Common st. then, as now, turned northwestward just beyond #14 Common st, extending to Winthrop st [then called Training Field st]. The Training Field dates to at least 1640 and over time has served as a community grazing area, militia drill grounds, battlefield [June 17, 1775], platform for political rallies, playground, ornamental park etc. [see Form on Training Field/Winthrop Square].

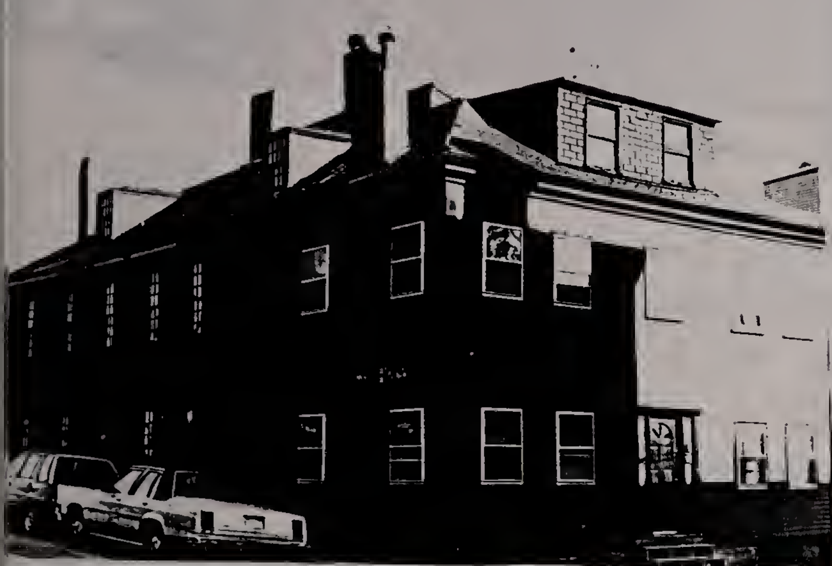
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS 16 Common St/ 19 Putnam St. COR Putnam st

NAME "Salem Turnpike Hotel"-original. #16 Common
present original

MAP No. 28N-12E SUB AREA Training Field / Winthrop Sq

DATE #16 = ca.-1805 #19 = ca.-1795 Middlesex Deeds
source



ITECT
source
#16- Josiah Gurney "shipwright"

DER #19- Daniel Carter - "carpenter"
source
#16 = Josiah Gurney
#19 = Daniel Carter

R
original present

OGRAPHS CT- 6- 4/2. 86, 12- 6/2-'87

TYPE [✓ (residential)] [✓ 2 singles] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

F hip cupola — dormers Double on #19 facing Putnam two singles at #16 facing Training Field

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION #19 Putnam st - 5-bay x 2-bay wood frame, clapboard-clad - edges defined by narrow base, corner boards. Much altered entrance entrance- ments in evidence at center of Main (Putnam st.) facade. Windows simply enframed, contain 1/1 replacement sash, covered by aluminum storm windows. This house may have originally included the three bays to the right of the present entrance to #16 Common st. #16 Common st. is characterized by a 2-story 6-bay x 0 bay main block w/ 1-story, 3-bay x 1-bay main block w 2 story rear ell. - the main block's narrow NE wall is constructed of brick*.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 16 = 1408 19 = 1200 sq. feet

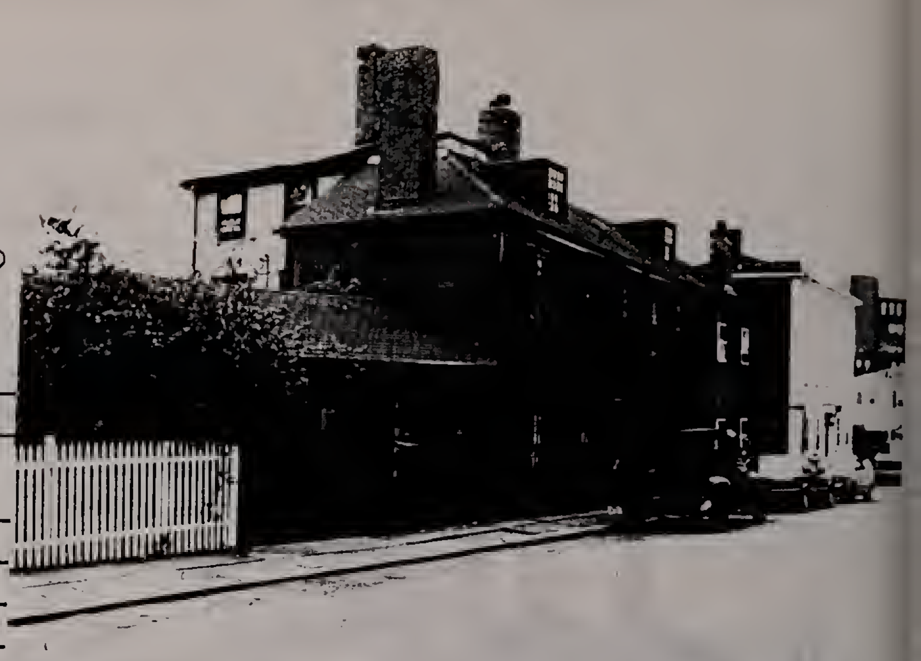
NOTEWORTHY SITE CHARACTERISTICS #16 Faces Old Trainingfield, #19 faces narrow brick end wall of the Federal #14 Common st as well as the winding pathway Putnam st. Both #'s 19 and 16 together w/ 14 Common st form memorable vignette of late 18th/early 20th c. Charlestown.

SIGNIFICANCE (cont'd on reverse)

#16 Common st / 19 Putnam st., together with 14 Common st. constitute one of Charlestown's most memorable late 18th - early 19th c. streetscapes. These houses, with their distinctly Late Georgian/ Federal form, elements etc. provide the Old Training Field with a

* In general, these buildings main block are defined by narrow corner boards. Front door is of later type w/ simple Doric pilasters and cornice (flap) headed entablature. In general windows are fully enframed & contain 12/12 wood sash. Bldg. culminates in dentilated cornice. #16 enclosed by hip roof. Side ell enclosed by gable roof. #16 has Federal proportions - #19 - counting the three bays to the right of #16's front door

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
R. Mallory Panoramic View - 1848
Middlesex Deeds - #19 - 118:201, 128:34, 157:39, 591:149. Suffolk - 1426:272.
#16 - 161:279, 190:105, (also 179:424) -
Moved; date if known Suffolk: 1426:272
T. T. Sawyer - Old Charlestown (1901) pgs 139-140



Themes (check as many as applicable)

Charlestown Directories - 1834-1874

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce __X__
Communication ____
Community/development __X__

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

"Charlestown Enterprise" - Dec 8, 1888 - "The Late Mathew Rice"

Significance (include explanation of themes checked above)

Charming: village-scale back drop. Architecturally, #19 Putnam St. /16 Common St. suggest a 2-stage development - my guess is that #19 (built first, ca. 1795 according to Middlesex Deeds) originally included the three bays to the right of #16's main entrance - the original Common St. entrance to #19 being located at what is now #16's 1st bay (from #19). This 1st bay" is currently devoid of either door or window openings - this would have given #19 more of a traditional Late Georgian 5-bay x 5-bay form. The entrance bay of #16, together with the two bays to the left of #16's entrance were erected ca. 1805 - this "addition" clearly possesses Federal proportions with a fairly narrow brick end wall. In fact the 1848 Mallory Panoramic View of Charlestown/Boston clearly shows 19 Putnam/16 Common st's Common st - facade as more clearly unified than it is today via the presence of symmetrical fenestration - here doors appear at #16's present "1st bay" as well as its present 4th bay - an interior inspection of #19 Putnam and #16

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Common st. would undoubtedly shed light on the matter of the "missing" door on the Common st. facade of 16/19. The Mallory view also indicates that #16's side ell was extant by 1848.

The story of #19 Putnam st. begins with Aaron Putnam's sale of #19 (and part of 16 Common st)'s house lot on Dec. 18, 1794 to Daniel Carter, "carpenter" (Putnam is described as "esquire"). The Putnam/Carter deed refers to this lot as a "house lot" - no buildings

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

are mentioned in this deed. The property's Mechanics Row [Elwood st] boundary was 20'. Putnam st. is mention as a boundary but evidently not yet laid out (60'). The Training Field boundary measured 40'. John Carter Jr. sold #19 Putnam st. to Thomas Robbins of Charlestown, "innholder" on March 13, 1804. At that time, John Carter Jr. was living at Malden, Md. The Training Field boundary is listed as 14½'! Evidently Thomas Robbins was

ON SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown	Form No:
Property Name: 19 Putnam st/ 16 Common st. "SALEM TURNPIKE Hotel"	

Indicate each item on inventory form which is being continued below.

responsible for establishing the Salem Turnpike Hotel. This hotel
provided lodgings for travellers using the Salem Turnpike.
Extending to Charlestown by 1802, the Salem Turnpike linked
the Boston area with Salem and other North Shore communities.
In Charlestown, the Salem Turnpike followed the path of Chelsea
and Henley sts., terminating at City Square - it would have
been a simple matter for the Turnpike traveller to veer off
to the right from the Salem Turnpike to Adams st. and
continue onto the Salem Turnpike Hotel at Common/Putnam sts.
The construction of #16 Common st. in 1804 (evidently meaning
the segment which included the first three bays beyond the
brick end wall of what is now #16 Common st) suggests that
the hotel was a success and needed to expand in order to
accomadate more guests. Further research is needed to flesh
out the story of the Salem Turnpike Hotel - Charlestown
histories do not indicate the time frame of 19 Putnam st/
16 Common st's use as a hotel. Charlestown Directories were
not published until the early 1830's - by that time #'s 19/16
had ceased being used for lodging house purposes. Further
deed work at Middlesex Registry is needed to determine
#19 Putnam st's ownership from 1804-1852. It would appear
that a James Deblois was #19's owner for most of this period.
By 1852 he was living in Woburn. In that year he sold
#19 to James A. Sutton for $2,000.00. James A. Sutton
is variously listed in mid 19th century Charlestown Directories
as "pump and blockmaker" (-1845 - then living a 3 Mechanic, now
Elwood st.), "blockmaker, Navy Yard" (-1854, "house 19 Putnam st)
and "cabinet maker" (-1870). During the 1880's and 1890's, Wm. H. Long owned
#19 Putnam st (see Form on 261-271 Main st. for information Long).
During the early 20th c. this house's owners included A.M. and G.M.
Long (1901) and a Charles Sweeney (1911).

Turning to #16 Common st's deed chronology, it should be noted
that on March 19, 1805, Hubbard Carr of Charlestown, "Morrocco

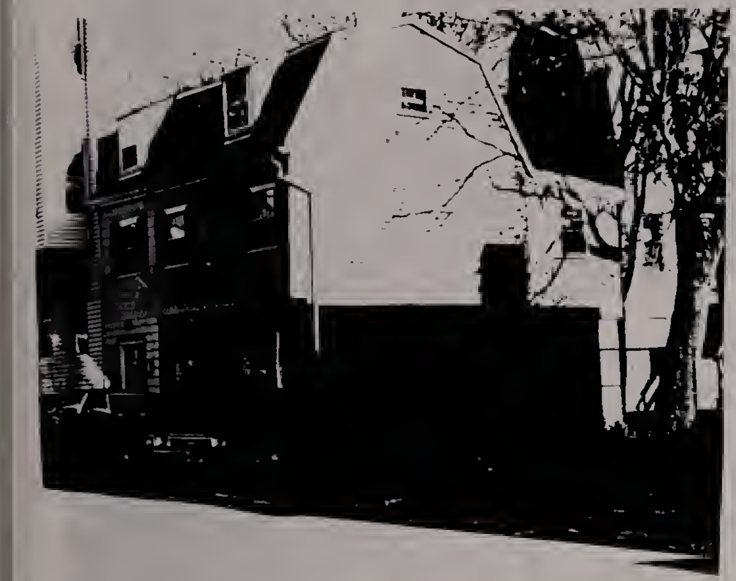
leather dresser" sold #16's lot to Josiah Gurney of Charlestown, "shipwright" for $600.00 — the lot was bounded 24' Nwly by the Training Field and SEly 24' on Mechanics Row [Elwood st]. #16 Common st. may represent the work of Josiah Gurney — he may have transferred his ship carpentry skills to dry land to build #16 Common st. Middlesex deeds do not indicate that Thomas Robbins "innholder" and owner of # 19. was ever the owner of #16 — although the possibility remains that Robbins and Gurney were co-owners of the hotel. In any event, David S. Ingersoll merchant, owned #16 Common St. ca. 1806-1808. He sold #16 to Mathew Rice of Charlestown, "mariner" on November 8, 1808 for $1,075.00. For many years, Mathew Rice was the foreman of the Joiners Dept. at the Charlestown Navy Yard — it was Rice who repaired the U.S.S. Constitution ("Old Ironsides") before it occupied "the new dry dock". Mathew Rice was born in Boston's North End on January 14, 1802. He came to Charlestown in 1808 and attended public school in the old school house on Town Hill — he later attended Mr. Brown's Academy on Cordis st. In 1817 he was apprenticed to Caleb Pierce, who was a master joiner at the Navy Yard. He was soon appointed foreman under Mr. Pierce in that department and had charge of framing and finishing some of the largest buildings at the station, including the rope walk, two "ship houses", three timber sheds, dwelling houses and other buildings. He was also engaged in finishing off a large number of vessells built and repaired at the yard, including the U.S.S. Constitution. In April, 1836 Rice was appointed inspector of timber, serving the government in that capacity for 18 years. T. T. Sawyer, late 19th/early 20th c. Charlestown historian held Rice in very high regard noting that "Mr. Rice was an abler, stronger man than is generally known, and the community in which he lived did not always in times past appreciate fully the value of his services. He was a modest man, whose aim was higher than popular applause. What was before him was accuracy, completeness, thoroughness, in whatever he had to do, and his thought and perseverance was ever equal to success." Rice moved to #38 Bartlett st. in 1875, retaining ownership of #16 Common st. Rice's heirs owned #16 Common st until the early 1890's. #16 Common St's early 20th century owner was Charles Logue.

OSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 25 Common st. COR. near Adams st.

NAME ____________ present ____________ original

MAP No. 28N-12E SUB AREA Training Field/Winthrop Sq.



DATE ca. 1795-1810 stylistic, source

ARCHITECT ____________ source

BUILDER ____________ source

OWNER James Gould (?) original ____________ present

PHOTOGRAPHS CT-4-4/1-'86

YPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____________

. OF STORIES (1st to cornice) 2 plus basement, attic

gambrel cupola — dormers 2 at main facade

ATERIALS [✓ Frame] clapboards shingles stucco [✓ asphalt] asbestos [✓ alum]/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

RIEF DESCRIPTION Extensively altered wood-frame gambrel house with ca. late 19th c. store on 1st floor.

XTERIOR ALTERATION minor moderate [✓ drastic] store added to ground floor, modern siding materials: front door (replacement) at side rather than cente

ONDITION good [✓ fair] poor ____________ LOT AREA ____________ sq. feet

OTEWORTHY SITE CHARACTERISTICS Faces Training Field/Winthrop Sq.

(Map)

SIGNIFICANCE (cont'd on reverse)
#25 Common st. is part of Charlestown's interesting collection of modestly scaled gambrel roofed structures, dating to the early 19th c. Although #25 Common st. has been extensively altered over time, it retains its distinctive gambrel form. Judging by the developement pattern of its immediate area, this house was

Bibliography – Maps –

Mallory Panoramic View From Bunker Hill Monument (1848).
Middlesex Deeds – 368: 457, 434: 239, 851: 80, 981: 195
Suffolk – 1458: 24

Moved; date if known ____________

Charlestown Directories – 1834 – 1840's.

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	X	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	X				

Significance (include explanation of themes checked above)

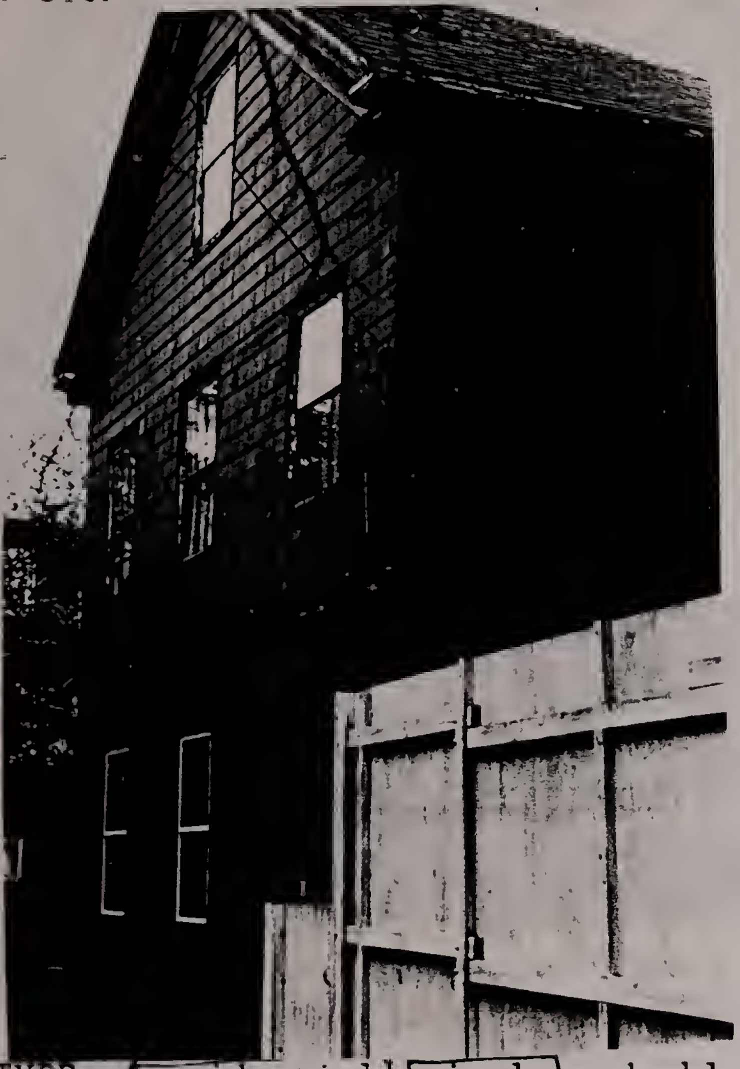
probably built ca. 1795 – 1810. Until as late as the 1790's the training Field and vicinity was grazing land – the developement of the Charlestown Navy Yard (1800) and opening of the Salem Turnpike through Charlestown (1803) triggered residential developement in this area. Further deed research is needed to determine this house's date of construction and early ownership. Evidently, #25 was part of James Gould's extensive land holdings during the early 19th c. On June 11, 1837 Thomas Gould of Boston, "housewright" sold #25 to Lenthall Phillips of Charlestown, "housewright" for $1200.00 #25 Common St. remained under Gould family ownership until as late as May, 1879. Later owners included Joseph and Elizabeth A. Campbell of Boston and Edward Wentworth (1890's – early 1900's).

Note James Gould is listed in the 1834 Charlestown Directory as owning the soap factory that was located on Washington St. at Prison Point. In 1834 Gould was living at 22 Austin St.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

ON LANDMARKS COMMISSION Building Information Form Form No.___ Area Charlestown



ADDRESS 7 Concord Ave COR. Lexington Ave.

NAME ______________
present original

MAP No. __________ SUB AREA east

DATE ca. mid 1840's stylistic
source

ARCHITECT ______________
source

BUILDER ______________
source

OWNER Sampson Warren ?
original present

PHOTOGRAPHS CT - 13 - 1/2 - 86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Gable cupola — dormers —

MATERIALS [✓ (Frame)] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Sidehall plan, wood shingle covered Greek Revival house with 3-bay main facade. Entrance with enframements consisting of simple pilasters with blocks at base and corners. Entrance was originally open, surmounted by cornice headed entablature. Windows are fully enframed w/ raised outer moldings, contain 2/2 wood sash. Only 1 window on east wall and 2 - windows on west wall. Single window appears at attic level. Bldg. enclosed by gable roof w/ return eaves.

EXTERIOR ALTERATION [✓ minor - moderate] drastic wood shingles have replaced original clapboards.

CONDITION [✓ good] fair poor ______ LOT AREA ______ sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________

(Map)

SIGNIFICANCE (cont'd on reverse)
This solid, straightforward Greek Revival house with its wonderfully primitive entrance enframements is tucked away behind the mansions bordering the northeast side of Monument Square. It is situated at the corner of two narrow passageways - rather deceivingly called "avenues" - Concord Ave and Lexington Ave. This

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown / Boston Directories - late 19th c.
Monument Square, Charlestown: Seeking Timelessness in a Temporal World by Ellen Jane Katz - M.F.T Thesis - 1983
Suffolk Deeds - 4117: 484

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/ development x

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

house was built ca. 1845. This property is difficult to more specifically date via deeds because it was part of the extensive real estate holdings of Sampson Warren - grantee listings in mid 19th c. Middlesex grantee indexes are too extensive for Warren - further detective work is needed to untangle this property's deed chronology. This house's land appears as lot #94 on the Bunker Hill Monument Association's 115-lot tract which appears on a plan dated Sept 25, 1839. Unfortunately the Mallory Panoramic view of 1848 falls just short of showing this house's site - the 1868 Sanborn Atlas indicates that a 1-story shed attached to the rear ell of #2 Lexington street occupied this site. The present house first appears on this lot in 1875 labeled Sampson Warren. This house was part of a multi lot parcel owned by Warren encomp ing most of the houses in the block bordered by Lexington St, Concord Ave (here called Monument Lane), Lexington Ave. and Bunker Hill St. Sampson Warren was, for over 55 years a resident of Charlestown. For many years he

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

lived at 10 Lexington St. He was a native of Littleton, Ma. He came to Charlestown at age 19. He initially worked at Abel Barker's grocery store on Henley St. He later was self employed in a grocery store at the corner of Winthrop and Warren sts. For 33 years he was associated with the business (grocery?) of Henry Atkins and Co. - he was a partner of this firm from 1874 - 1892. This house remained under

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) Warren family ownership until 1912.

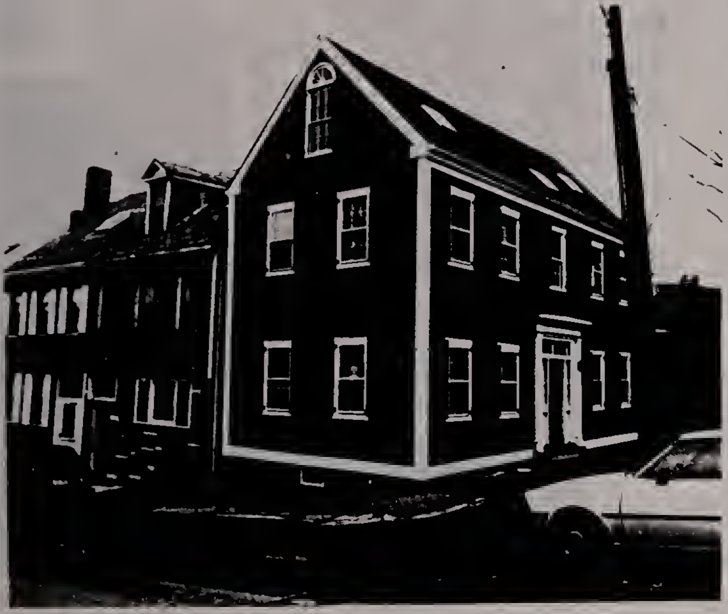
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 11 Concord st. COR. Concord Ave.

NAME ____ present ____ original

MAP No. 29N-12E SUB AREA east

DATE 1841/1842 source Middlesex Deeds, Directories



ARCHITECT ____ source ____

BUILDER ____ source ____

OWNER Samuel G. Underhill original ____ present

PHOTOGRAPHS CT-1-5/4.'86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Gable cupola – dormers –

MATERIALS [✓ (Frame)] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Well-preserved, wood frame, clapboard-clad Greek Revival house. Center-hall 5bay x 2bay main block -w/ narrow end wall gable facing street. Edges of house defined by narrow baseboards, corner boards and fascia boards. Center entrance exhibits narrow side lights (2/3 glass panes, 1/3 solid) and 2-pane transom. Side lights flanked by Doric pilasters which "support" a cornice headed entablature. Windows are fully enframed w/ raised outer moldings. Windows contain 6/6 wood sash. Attic window (Concord st.) surmounted by semicircular fan light (original?)

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor well-preserved well-painted LOT AREA 2438 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces narrow brick and stone paved passageway and backyard hedges of mansions bordering Monument Square.

SIGNIFICANCE (cont'd on reverse)
Situated on the steep incline of Breeds Hill, below the Bunker Hill Monument and Monument Square, #11 Concord st. is a well preserved, crisply detailed (thanks, in part, to an appropriate paint color job) Greek Revival wood frame vernacular house. Particularly noteworthy are

(Map)

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - 406: 236, 681: 292,
861: 201, 1001: 114, 1051: 552, 1155: 499
Charlestown Directories - 1840's, 1870's
Boston Directories post 1875
Panoramic View of Charlestown - 1848

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___	Recreation	___
Agricultural	___	Education	___	Religion	___
Architectural	x	Exploration/ settlement	___	Science/ invention	___
The Arts	___	Industry	___	Social/ humanitarian	___
Commerce	___	Military	___	Transportation	___
Communication	___	Political	___		
Community/ development	X				

Note: Samuel Underhill is listed as a tool maker, house Concord, in 1842

Significance (include explanation of themes checked above)

its center entrance's enframements (e.g. well proportioned Doric pilasters and cornice head entablature. It is the uppermost component of a streetscape of mostly altered, wood frame 1840's and 1850's dwellings which line Concord St's incline from Concord Ave to Bunker Hill St.

#11 Concord St. was built ca. 1841/1842 for Samuel G. Underhill of Boston, blacksmith. He purchased this house's lot from George Washington Warren on September 2, 1841 for $600.00. This house's land appears as lot #71 on S. M. Felton's Plan of Monument Square dated Sept. 25, 1839. #11 Concord St's land was part of a 115-lot tract belonging to the Bunker Hill Monument Assoc. For many years George Washington Warren was the president of the B.H.M.A. Organized in 1823, the B.H.M.A's original plan was to preserve as much of the Bunker Hill (Breed's Hill) battlefield as possible as open land. As Charlestown became more closely linked to Boston and other towns by bridges, canals, railroads etc. By the 1830's, the open land scheme gave way to plans for residential development on this tract. The houselots bordering Concord Ave, Monument St and Lexington St. were developed first with modestly scaled wood

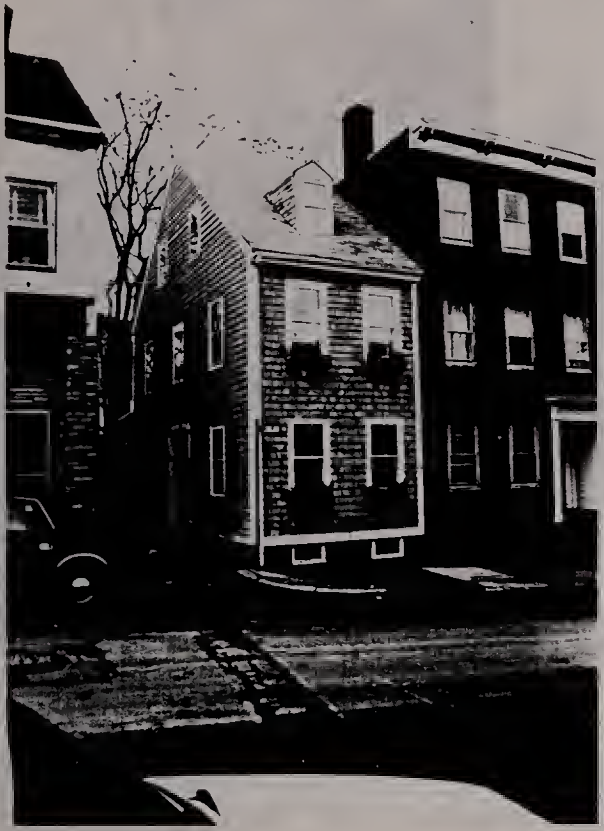
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

frame houses. The more substantial, mansion scale houses bordering Monument Square were developed beginning ca. 1847. In any event Samuel Underhill owned #11 until Sept. 30, 1854. At that time he sold it to Thomas Bulfinch of Boston, clerk, for $3,000.00. On Oct 25, 1861, Thomas Bulfinch sold it to F. W. Bulfinch, clerk, (of Boston) for $3,000.00. Later owners included Susan F. and Oliver T. Rich (occ?), 1867-1869, Oliver T. Rich (1869-1871). From 1871 until at least the early 1900's this house was owned by John M. Hall (after ca. 1895

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

by his heirs). John M. Hall was a painter and former resident (1860's) of 2 Wall St. (See Form). Note: The 1868 Atlas shows this house with a 2-story main block and 2-story and 1 story wooden side ells.

SION Building Information Form Form No. ____ Area Charlestown



ADDRESS 14 Concord st. COR. Concord Ave.

NAME ________ present ________ original

MAP No. 29N-12E SUB AREA east

DATE ca. 1846-1848 Middlesex Deeds source

ARCHITECT ________ source

BUILDER Edward Pratt Middlesex Deeds source

OWNER Andrew Byrnes original ________ present

PHOTOGRAPHS CT-1. 5/3,4. '86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ________

NO. OF STORIES (1st to cornice) 2 plus basement

ROOF gable cupola — dormers 1 on Concord st. facade

MATERIALS [✓ (Frame)] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Greek Revival, wood frame, wood shingle clad house. Modest scale - unusual form - stands w/ narrow 2-bay wall facing Concord St. Main entrance on 3-bay Concord Ave facade (narrow, alley-like passageway - Recessed entrance flanked by Doric pilasters surmounted by pedimented entablature. Entry walls are pannelled w/ wood. Windows are fully enframed w/ 1/1 wood sash. Single gable roofed dormer at center of Concord St. roof slope. Edges of house crisply defined by narrow base and corner boards.

EXTERIOR ALTERATION [✓ minor] moderate drastic originally clad w/ clapboards

CONDITION [✓ good] fair poor ________ LOT AREA ________ sq. feet

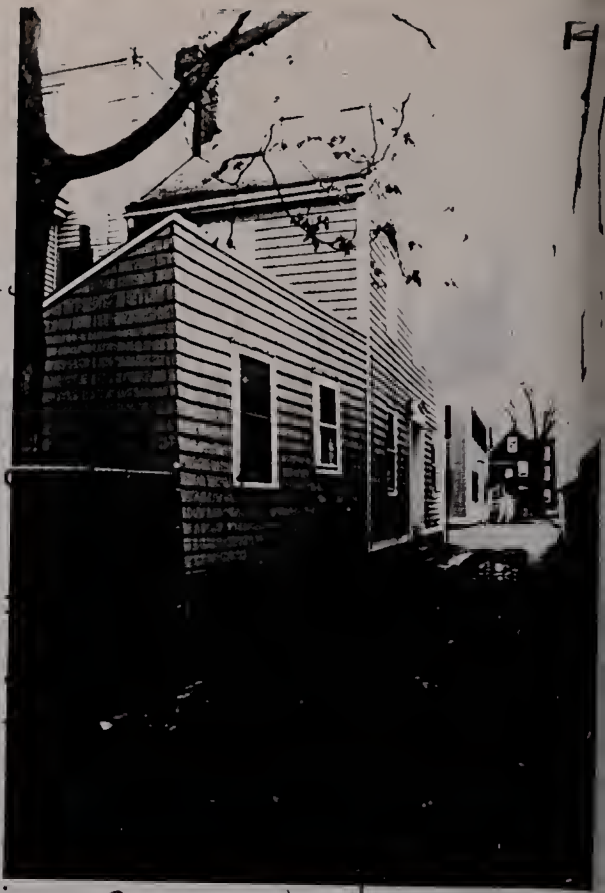
NOTEWORTHY SITE CHARACTERISTICS Faces narrow, cobblestone paved/partially dirt covered passageway.

(Map)

SIGNIFICANCE (cont'd on reverse)

#14 Concord st. is the upper most component of a streetscape of mid 19th c. wood frame dwellings (mostly altered) which border the western side of Concord st. from Concord Ave. to Bunker Hill st. Built ca. 1845, much of this house's interest stems from its unusual form. #14 Concord st. is unusually narrow.

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834 - 1874
Boston Directories - Late 19th c.
Middlesex Deeds - 472:477, 531:26,
Suffolk Deeds - 5103: 289
Panoramic View of Charlestown - 18



Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/ development __X__

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreati
Religion
Science/ inventi
Social/ humani
Transpor

Significance (include explanation of themes checked above)

standing with its narrow, 2-bay end wall facing Concord St. Its 3-bay main/end-wall gable facade faces a narrow passageway known as Concord Ave. This house has the appearance of a remnant of a larger house - although this was never the case. Also curious is the low, 1-story shed roofed ell that projects from the side wall. The single concession to style is the center-entrance's Greek Revival enframements. Indeed, this house's center hall plan is of interest as a somewhat retardataire feature (but necessary given the limitations of frontage along Concord St.) - by 1845 most Greek Revival houses were built with side hall plans. In any event, #14 Concord St. evidently represents the work of Charlestown carpenter Edward Pratt. He was active in Charlestown building trades from ca. early 1830's - mid 1850's. For more information on Pratt see form on #9, 11, 13 Bartlett St. Andrew Byrnes of Boston, tailor, was this house's original owner. This house occup a portion of lot # 50 on an S.M. Felton Plan of Monument Sq an vicinity dated Sept. 25, 1839. Byrnes paid Pratt $1,550.00 for this house's land, (no buildings) on January 7, 1846. Byrnes sold this land "with the buildings thereon" to Samuel Fickett

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

of Charlestown (occ?) on September 25, 1848 for $1,565.00. Presummably, Pratt built #14 at some point ca. 1846-1848. Later owner included James H. Allen (possibly the "table maker" of the same name at 4 Salem St (1874), Ruth M. McCoy (1880's, 90's) and John C. Sulliv early 1900's (also the owner of 16 Concord Ave.).

#14 Concord St. is part of a 115-lot tract developed by the Bunker Hill Monument Assoc. beginning in 1839. The modestly scaled houses bordering Concord St, Monument St. and Lexington St.

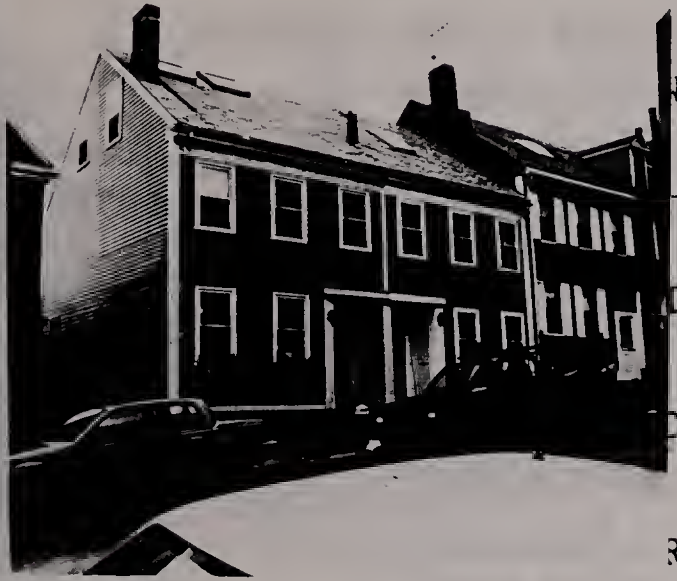
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

were the first houses built in this development, beginning ca. 18 The mansion-scale houses bordering Monument Scale date to 1847 - ca. 1860's. The development of the B.H.M.A.'s tract for primarily residential purposes (w/ 15 acres set aside for the Monume was precipitated, in part, by Charlestown being more closely linke to Boston and surrounding towns by a free bridge (1836), railroads (mid 1830's) and eventually by the waves of Europear immigrants during the 1840's.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 19, 21 Concord st COR. near Monument Sq.

NAME ______ present ______ original



o. 29N-12E SUB AREA east

ca. 1840-1848 Middlesex Plans, Mallory Panoramic view 1848 source

TECT ______ source

ER ______ source

R Phineas J. Stone (?) original ______ present

PHOTOGRAPHS CT-1·5/6, 6/1-'86

TYPE [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OOF Gable cupola — dormers —

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Double Greek Revival wood-frame vernacular house - rises 2-stories from brick basement to gable roof. 6-bay x 2-bay main block (shown w/ 1-story rear ells on 1868 Sanborn Atlas). Clad w/ clapboards, edges accented by base, corner and fascia boards. Paired, recessed entrances w/ well crafted panneling on entry walls. Front doors flanked by multi pane sidelights. Paired entrances (outer) enframed by simple pilasters and unusually narrow, cornice headed lintels. In general, windows are fully enframed with raised outer moldings. # 21 exhibits 6/6 wood sash. #19 displays 1/1 wood sash.

EXTERIOR ALTERATION [✓ minor] moderate drastic ______

CONDITION [✓ good] fair poor ______ LOT AREA 19- 1463 21- 1577 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______

Note: only #21 retains multi pane sidelights - "sidelights" are solid flanking #19's front door. Double house enclosed by broad gable roof.

(Map)

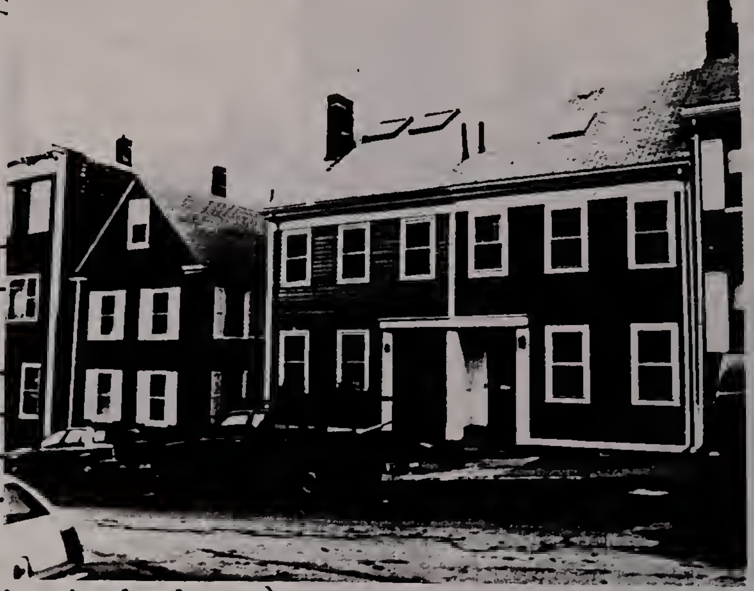
SIGNIFICANCE (cont'd on reverse)

#19, 21 Concord st. ranks among the very few houses on Concord which retains their original Clapboard sheathing. #19, 21 Concord st's clapboards appear to have been recently and extensively replaced with new clapboards. In general the condition of this house (both halves) is excellent. This house was built ca. 1840-1848 #19, 21 Condcord st's land

Bibliography – Maps – 1818, 1852
Atlases – 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds 991:528, 433:100 (relating to #'s 15, 17 Concord st.)
Mallory Panoramic view of Charlestown|Boston – 1848.
Charlestown|Boston Directories – 1860's, 70's

Moved; date if known ____________________

Themes (check as many as applicable)



Aboriginal ____ Conservation ____
Agricultural ____ Education ____
Architectural x Exploration/settlement ____
The Arts ____ Industry ____
Commerce ____ Military ____
Communication ____ Political ____
Community/development x

Significance (include explanation of themes checked above)
was part of the 115 lot tract owned by the Bunker Hill Monument Association and opened for residential development beginning in 1839. This houses lots appear as #'s 67, 68. This house, together with #'s 17, 15 Concord st. is clearly shown on the Mallory Panoramic view of Charlestown|Boston drawn in 1848. Middlesex deeds indicate that #'s 15, 17, 19, 21 Concord st. were part of the real estate holdings of Phineas J. Stone. (Further research is needed here – Stone evidently purchased lots 69 and 70 – 15, 17 Concord st – in Sept. 1843 from William and Timothy Sawyer – #'s 15 – 21 Concord st, were evidently sold at the same time to Joseph C. and Daniel A. Ginn ca. late 1860's – further research is needed to find deed that applies to lots 67 and 68 – later 19, 21 Concord st.). Phineas J. Stone was a well-to-do Charlestown West India goods dealer and mayor of Charlestown in 1862, 63 and 64. Daniel A. Ginn, "ship carpenter", Navy Yard" is first listed at #19 (then #4 Concord St.) in 1866. By 1875 #'s 19 and 21 were owned by Daniel A. Ginn "leather, 110 Fulton st., Boston and Joseph C. Ginn, "Coal". The Ginns owned this double house until at least 1885. From c. 1890 – until at least the early 1900's this house (both halves) was owned by John C. Sullivan trustees.

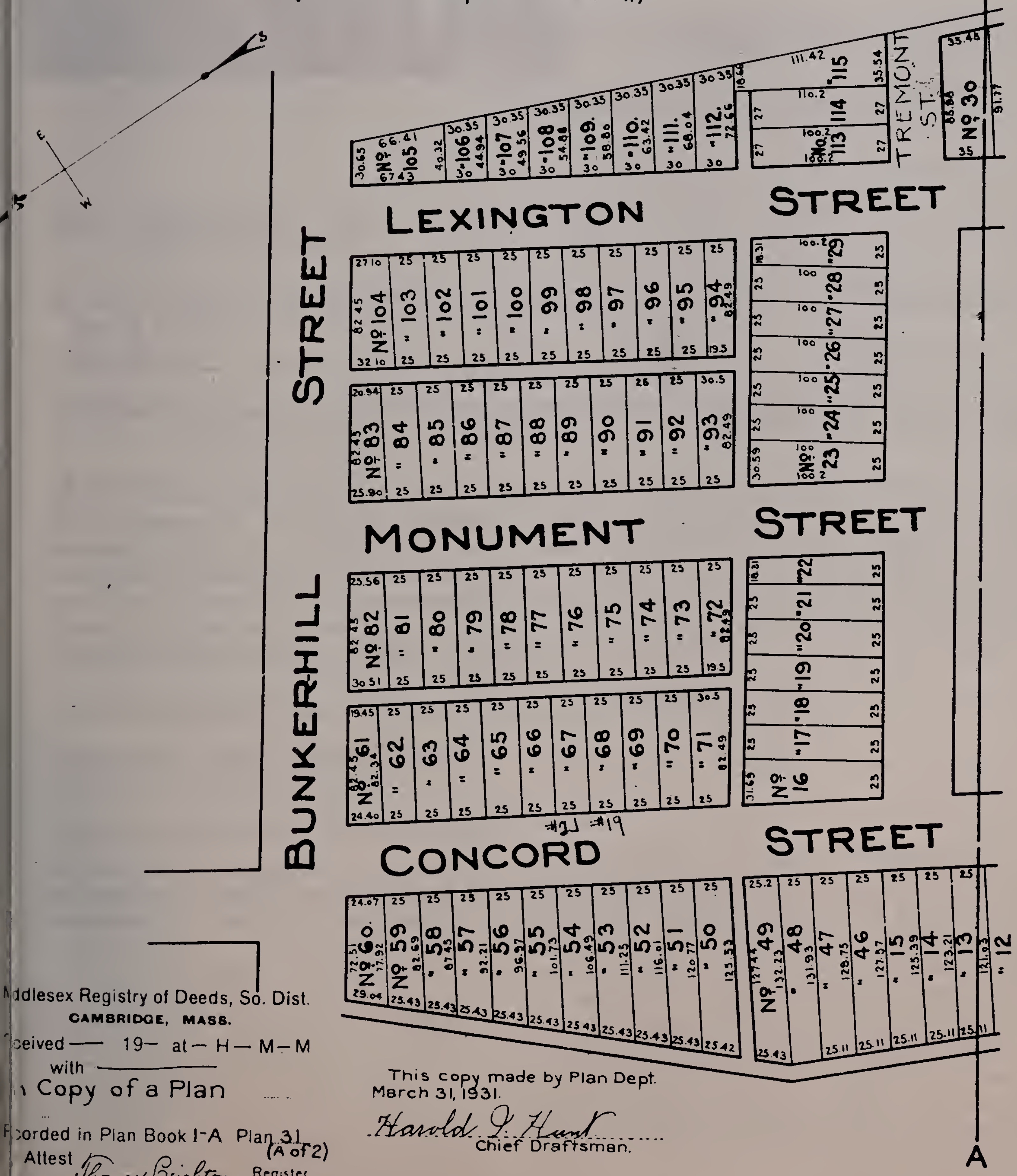
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)
Architecturally, #'s 19, 21 Concord st. is significant as a well-preserved example of a wood frame double Greek Revival house. Crisply defined by narrow base, corner and fascia boards, this house is clad with clapboards and possesses paired |recessed entrances with simple pilasters and unusually narrow cornice headed lintels. Particularly noteworthy is the handsome panelling of the entry . walls.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)
#'s 19, 21 Concord st. rank among the first houses constructed in the 115-lot Bunker Hill Monument Association tract. Organized in 1823, the BHMA's original scheme was to keep as much of the Bunker (Breeds) Hill battlefield as open as possible – population pressures and improved transportation links with Boston caused the BHMA trustees to opt for a multi lot real estate development. The first houses in this development were built along Lexington, Monument and Concord sts – these tended to be of a more modest scale than the. Post late 1840's mansions bordering Monument S

CHARLESTOWN
RE: 19, 21 CONCORD ST.

Plan of House-Lots
in the Vicinity of the
Bunker-Hill Monument.
to be sold at
PUBLIC AUCTION
without reserve
On Wednesday, Septr 25th at 3 o'clk P.M.
Surveyed & Drawn by S. M. Felton. 1839.
Scale, 50 feet = 1 inch.

(Original on file.)
(Scale of this plan: 1 in. = 80 ft.)


A
A
LEXINGTON STREET
MONUMENT STREET
CONCORD STREET
BUNKERHILL STREET
TREMONT ST.
No. 105 · 106 · 107 · 108 · 109 · 110 · 111 · 112
113 · 114 · 115
No. 30
No. 104 · 103 · 102 · 101 · 100 · 99 · 98 · 97 · 96 · 95 · 94
No. 29 · 28 · 27 · 26 · 25 · 24 · 23
No. 83 · 84 · 85 · 86 · 87 · 88 · 89 · 90 · 91 · 92 · 93
No. 82 · 81 · 80 · 79 · 78 · 77 · 76 · 75 · 74 · 73 · 72
No. 22 · 21 · 20 · 19 · 18 · 17 · 16
No. 61 · 62 · 63 · 64 · 65 · 66 · 67 · 68 · 69 · 70 · 71
#21 #19
No. 60 · 59 · 58 · 57 · 56 · 55 · 54 · 53 · 52 · 51 · 50
No. 49 · 48 · 47 · 46 · 15 · 14 · 13 · 12

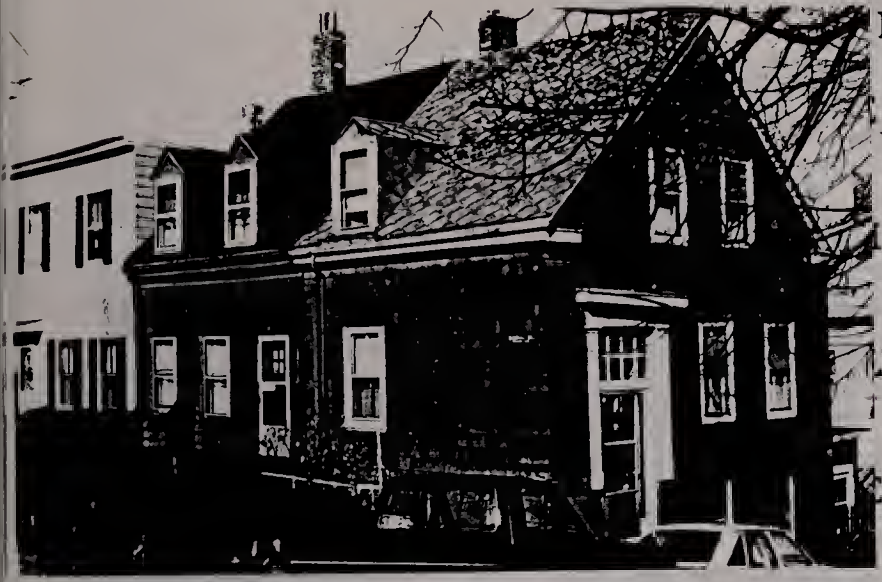
ddlesex Registry of Deeds, So. Dist.
CAMBRIDGE, MASS.
ceived —— 19— at — H — M — M
with ————
Copy of a Plan
corded in Plan Book I-A Plan 31 (A of 2)
Attest Thomas Leighton Register

This copy made by Plan Dept.
March 31, 1931.
Harold J. Hunt
Chief Draftsman.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS Coral Place COR. off Pearl Street

NAME
present original



No. 29N-SE SUB AREA Bunker Hill, North Slope Elm-Short Sts

C-1847-1848 Middlesex Deeds
source

ITECT
source

LDER Benjamin Page - attributed
source

R Benjamen Page
original present

PHOTOGRAPHS C-town - 7-2/5.86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 1=2,4, 2=6,8 plus basement, attic 2,4
gable = 2,4

OOF flat=2,8 cupola --- dormers ---

MATERIALS [✓ Frame] clapboards [✓ wood shingles] stucco asphalt [✓ asbestos] alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Row of diminutive, wood-frame Greek Revival (2,4 Coral) and Italianate (6.8) vernacular cottages. Situated on brick basement, side hall plans, 3 bay main, rear facades. Pearl St. - facing gable features front door w/Greek Revival entrance treatments.- elg. Doric pilasters, heavy entablature and deep cornice. Above front door is 8 pane transcom. Entr. to #4 Coral Place apparently altered. #'s 6,8 may have originally been treated as identical extensions of #2,4, w/gable roofs removed at later date with replacement full 2nd *

EXTERIOR ALTERATION [✓ minor moderate] drastic

CONDITION [✓ good] fair poor LOT AREA 1905 x 4 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

*floor and flat roof. In general windows are simply enframed and containe 1/1 and 2/2 wood sash.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, Coral Place is a charming enclave of four contiguous wood frame cottages which exhibit the form and elements of the Greek Revival (#2 (92 Pearl), 4) and Italianate (# 6,8) vernacular styles. Coral Place is the centerpiece of a trio of modestly scale, moderately altered cottage rows dating to the late 1840's and early 1850's. These enclaves date to the earliest phase of Pearl St's development (beginning c. 1845) and attest to the fact that the most was being made of house lots, in terms of the number of units that could be erected on a lot, even as early as c.

Bibliography - Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: 991:551, 539:169, 521:532

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ______
Agricultural xx
Architectural ______
The Arts ______
Commerce ______
Communication ______
Community/development xx

Conservation ______
Education ______
Exploration/settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/invention ______
Social/humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

1847-1848. The large numbers of European immigrants coming to Boston during the mid 1840's created developmental pressure experienced in Charlestown, the South End, Roxbury, etc. #2-8 Coral Pl. apparently dates to c. 1847-48. Middlesex Deeds indicate thatCoral Pl. was probably developed by Benjamen Page, mason. Page was active in Charlestown building trades from c. mid 1840's - late 1850's. He was responsible for some of the more substantial brick townhouses erected along Bunker Hill St and Baldwin St). Page is first listed in Charlestown Directories in 1845 as a mason, "house Bunker Hill". He lived at "Bunker Hill near Pearl St" in 1848-probably in the house described as "227 Bunker Hill St, near Pearl St" in 1850's directories. It is not clear as from whom Page acquiered these properties. Page sold # Coral Pl's lot, "with the buildings thereon" to Robert Robbins, New York City drug broker on 25 March 1848 for $1,000.00. Robbins, in turn, sold #8 to Samuel H. Allen, plumber, for $1,900.00 on September 29, 1848. Allen's deed stipulated that he had "the right to use the passageways to the front and rear of said house." Allen was a plumber from the mid 1840's - c. late 1860's. In 1848, he is listed as "plumber, Navy Yard house Allston St." During the 1850's and 1860's he lived at 86 Pearl St. In 1866 he was a plumber working at 70 Haverhill St, Boston and living at #46 Green St. Deeds indicates that Allen eventually acquired all the houses in this enclave. He sold #6 and #8 to Wm. M. Lewis (occ. unlisted) in 1867 and #4 to Maria Heaton in 1868. Further research is needed on the title to #2 Coral Pl. By 1875, this enclave's owners included L.N. and J.L. Norcross at #2, Maria Heaton-#4, and Wm. M. Lewis-#6,8. By 1901, Joseph Norcross owned #2 and J.A. Baines owned

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

#4,6,8 Coral Pl.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS 1, 3, 5, 7 Cordis st. COR. Warren st.

NAME ______________________
present   original

AP No. 28N-12E SUB AREA east

ATE ca 1856-1857 Middlesex Deeds
source

RCHITECT ______________________
source

UILDER John B. Wilson, Charles Wilson
source

WNER John B. Wilson, Charles Wilson
original   present

PHOTOGRAPHS CT-2-3/4,5-86

TYPE [✓ residential] single double row 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola – dormers –

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl [✓ cast iron]/steel/alum.
(Other) [✓ brick] [✓ brown stone] granite concrete

BRIEF DESCRIPTION
granite/brownstone/cast iron trimmed
Group of four, 3-story, red brick,
town houses - Italianate style - (w/ a 5th residence to rear of #1 Cordis st,
numbered 91 Warren st.) Main facades characterized by flat fronts, 3-bay main facades,
side hall plans, granite faced basements w/ basement stairs leading down into #5, 7. In genera
entrances are deeply recessed w/ paired entrances at #1, 3. Mostly replacement inner doors
with modern outer doors at #1, 3. Each house has projecting scroll bracketed door hood (evi-
dently wood). Cast iron lintels w/ delicate detailing on fls 1 and 2 w/ simple brown stone s
wedge shaped brown stone lintels appear on the third floor. Windows contain 1/1 wood sa

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

CONDITION [✓ good] fair poor ____________ LOT AREA 1=1440 3=1048 / 3=1001 7=958 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________________

Warren st. facade features 2-story copper, multi-panel oriel (1890's) at fls 2 and 3. #91's entrance located at center of Warren st. facade. This group is enclosed by a flat roof w/ deep bracketed and pannelled cornice.

(Map)

SIGNIFICANCE (cont'd on reverse)
Anchoring the southwest corner of Warren and Cordis sts, 1-7 Cordis st provides a fine introduction to Cordis st's rich inventory of early-mid 19th c. residences. Built ca. 1856-57, this group's flat fronts testify to the conservatism of Charlestown's mid 19th c. masons. During the mid 1850's, the bow or swell front

Bibliography: Maps - 1818, 1852
Panoramic View of Charlestown - 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - #5 Cordis St - 981:177,
851:16, 831:333, 741:518 [also 224:342,
299:186, 348:212].
Charlestown / Boston Directories - 19th c.
"50th Anniversary of the Dedication of "the

Moved; date if known Bunker Hill Monument" by
The Bunker Hill Times (1843-1893)

Themes (check as many as applicable) - 1893.

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development x

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

was being widely used in Boston's fashionable South End - in Boston
the bow front had been used almost continuously since its introduction
to Boston by Bulfinch during the late 1790's/early 1800's. Except in the
area of Monument Square, the bow front was little employed in
Charlestown house construction. The planarity of this group's main
facade is relieved by deep, bracketed door hoods, cast iron window lintels
and bracketed cornice. The window lintels, with their delicate floral
and egg and dart motifs, strike an elegant note. Cast iron lintels are
a relatively rare Boston area phenomenon, appearing on a very few
South End row houses of the 1850's. Cast iron window lintels appear
with considerably more frequency on Charlestown row houses including
1,3 Auburn St., 276-280 Bunker Hill St and 28-34 Chestnut St.
Built ca. 1856-57, this group represents the work of John B. Wilson and Charles
Wilson. John B. Wilson enjoyed a long and highly successful career in
the Charlestown building trades, being active from the early 1830's to
the early 1900's. He worked in partnership with his brother, Charles until

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Charles' death in 1860. John B. Wilson was born in Charlestown July 17, 181
He began to learn the trade of carpenter and builder at the age of 16
For a few years he worked as a journeyman before entering into partner-
ship with his brother, Charles Wilson. For many years John B. Wilson's place
of business was 43 Chelsea St. In 1845 John B. Wilson and Charles Wilson
built the predecessor school to the present Bunker Hill School at Baldw
and Bunker Hill Streets. In 1842 the brothers Wilson were boarding at
6 Putnam St. By the early 1850's John B. lived on Winthrop St. while Charles

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

continued to reside on Putnam St. From the late 1850's - early 1900's John B. Wilson
lived on Monument Ave (see form on 47, 49 Monument Ave.) Mr. Wilson was
member of the Charlestown Common Council and Board of Aldermen, serving
two years in each branch and was a member of the Massachusetts Charita
Mechanic Association. In any event, John B. Wilson and Charles Wilson
bought #1-7 Cordis St's lot from a William Abbott on August 21, 19
[Middlesex 741:518]. Mention of a brick dwelling house (in ref. to #5 Cordis

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston
Boston Landmarks Commission

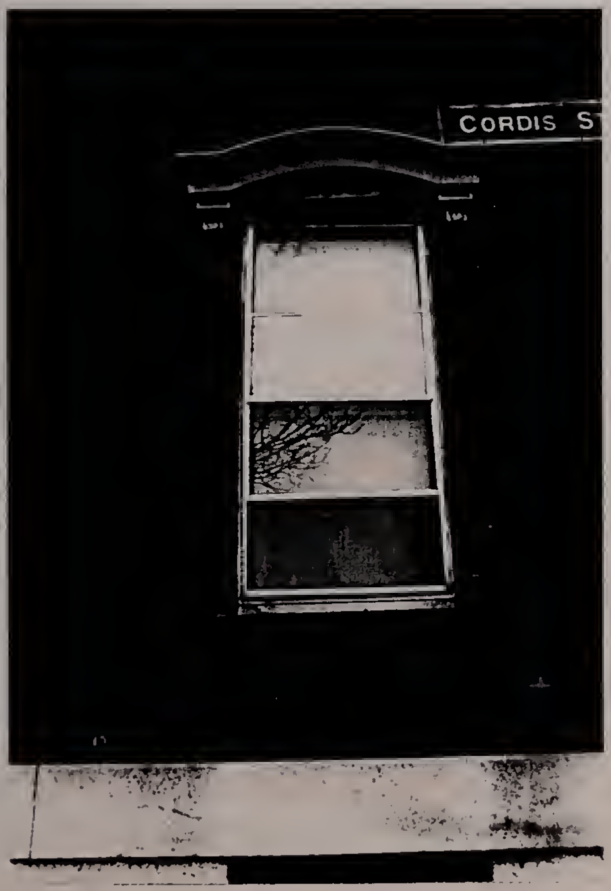
Community: Charlestown	Form No:
Property Name: 1, 3, 5, 7 Cordis St.	

Indicate each item on inventory form which is being continued below.

is made in a deed between the Wilsons and Thomas M. Stockman May 23, 1857 [761:280]. Owners of this group in 1875 included Mary C. Smith - #1, Andrew G. Holmes, partner in F. M. Holmes Co., furniture Manufactory 119-125 Medford St and 188 Hanover St., Boston - #3, William B. Bradford - iron foundry (Somerville). - #5 Cordis St. and Thomas Southworth, ship carpenter, Navy Yard - #7.

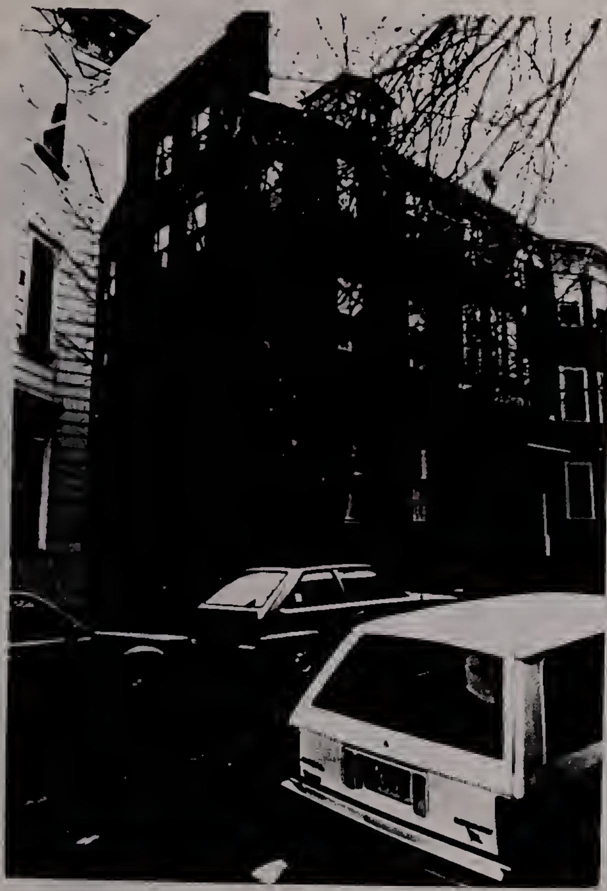
By 1911, owners included Thomas and Ellen Joyce - #1, Theresa Doherty - #3, Mary Langmaid - #5 and Patrick C. Kelley - #7.

Cordis St. was set out as early as 1799 over the pasture of Capt. Joseph Cordis (see form, # __ Main St.). Timothy T. Sawyer noted that "the street [Cordis] has always been a pleasant one for residence and on it have been the homes of the former citizens of Charlestown who were active in its business and prominent in its affairs."



Staple to Inventory form at bottom

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 12 Cordis st. COR. near Warren st.

NAME __________ present __________ original

MAP No. 28N-12E SUB AREA east

DATE ca. 1848-1852 source Mallory, 1848 Panoramic View / 1852 McIntyre map

ARCHITECT __________ source __________

BUILDER __________ source __________

OWNER John Doane (?) original __________ present

PHOTOGRAPHS CT-2-4/2.'86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) __________

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF gable cupola — dormers 1 double, pedimented dormer.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, brick, flat front, side-hall plan, Greek Revival town house - 3-bay x 4 bay main block w/ distinctive linked chimney profile at south wall. Rises 3-stories from granite block foundation to gable roof. Granite steps within recessed entry lead to multi panel Victorian front door. Entrance surmounted by deep, bracketed door hood with dentilated and bracketed oriel. (Note: Front door flanked by single pane side lights and surmounted by simple (outer) transom. Oriel windows exhibit segmental arches - apron panels of oriel now covered w/ make-shift plywood panels. In general this house exhibits simple brown stone sills and lintels and contains 1/1 wood sash. Cornice exhibits dentilated brickwork. Main block crowned by gable roof w/ pedimented, double dormers at main facade. To rear is 2-story brick ell w/ dentilated cornice.

EXTERIOR ALTERATION [✓ minor] moderate drastic __________

CONDITION [✓ good] fair poor __________ LOT AREA 3372 sq. feet

NOTEWORTHY SITE CHARACTERISTICS yard at south side enclosed by Greek Revival fence consisting of granite block border w/ substantial posts and cast iron fence.

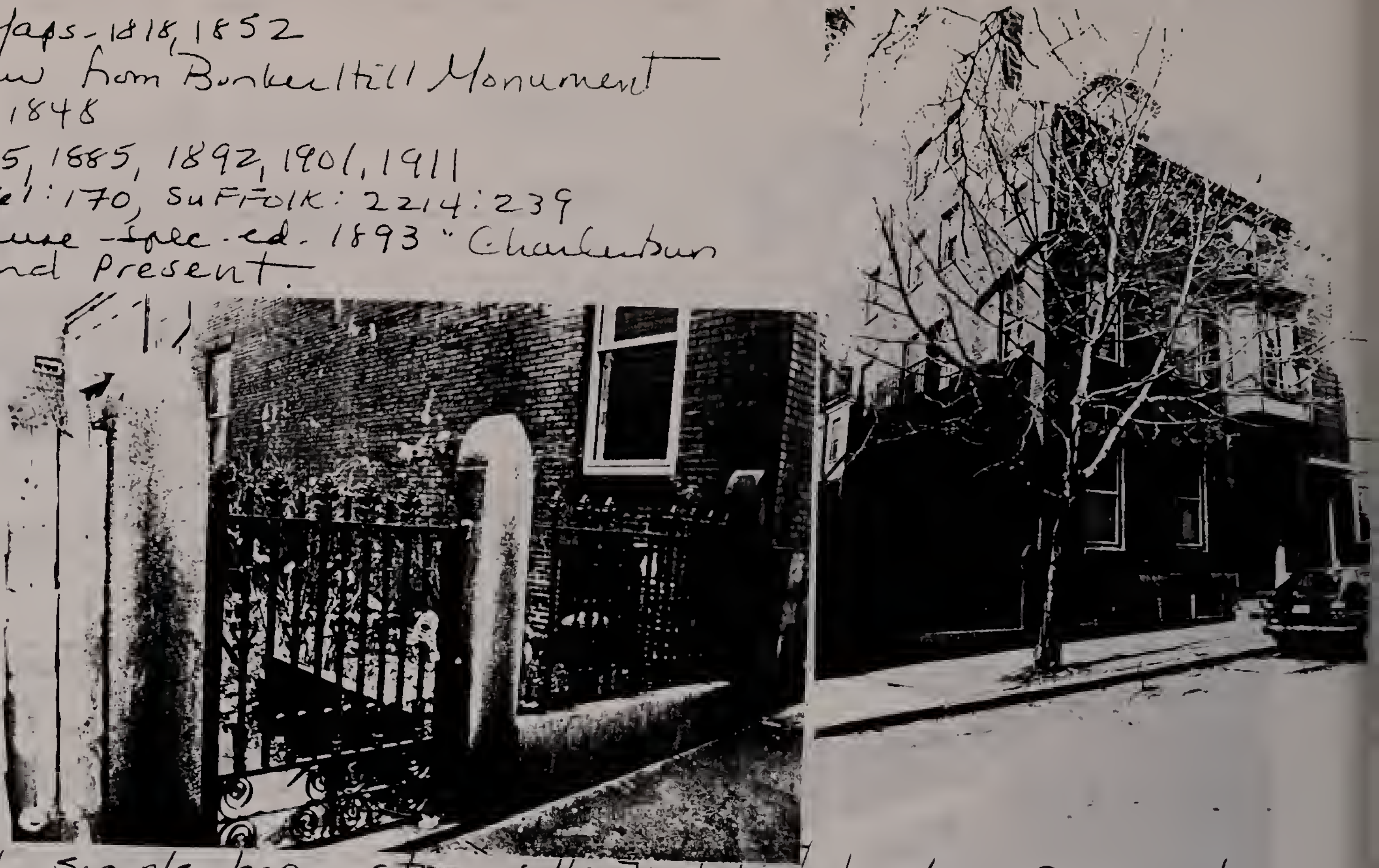
(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, #12 Cordis st. is significant as a well executed, substantial Greek Revival masonry house. Built ca. 1848-51, its salient features include handsome, well crafted multi panel front door, bracketed door hood, and oriel window (striking an Italianate note) and above all, a distinctive linked chimney profile. In general this house is characterized by planar masonry

Bibliography - Maps - 1818, 1852
Panoramic View from Bunker Hill Monument
by R.P. Mallory - 1848
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - 761:170, Suffolk: 2214:239
Charlestown Enterprise - Spec. ed. 1893 "Charlestown
Citizens Past and Present.

Moved; date if kn



Themes (check as

Aboriginal
Agricultural
Architectural X
The Arts
Commerce
Communication
Community/
development X

Significance (inc

surfaces and simple brownstone sills and lintels. #12 Cordis st. has significant historical associations with Charles Thompson, a prominent mid 19th c. citizen of Charlestown, well known throughout the state via his business dealings as an iron merchant and within the state Democratic party. In addition the popular Charlestown physician Dr. Henry Arvin Houghton lived at #12 Cordis st. from 1876-1895. During the Thompson years (1857 - c.1885) this house was known for its large, attractive garden.

Further research is needed in Middlesex Deeds to pinpoint this house's date of construction. Mallorys "panoramic View From Bunker Hill" (1848) indicates that #12 was not, as yet, built, while the 1852 McIntyre map indicates that this house was extant by that time. Evidently this house was built for a John Doane, engineer and originally encompassed much of the Cordis / Warren sts Corner. Charles Thompson and wife, Nancy Thompson bought this house from Doane on April 28, 1857. In addition to being an iron merchant, Charles Thompson was "the first Democratic Candidate for mayor after the city

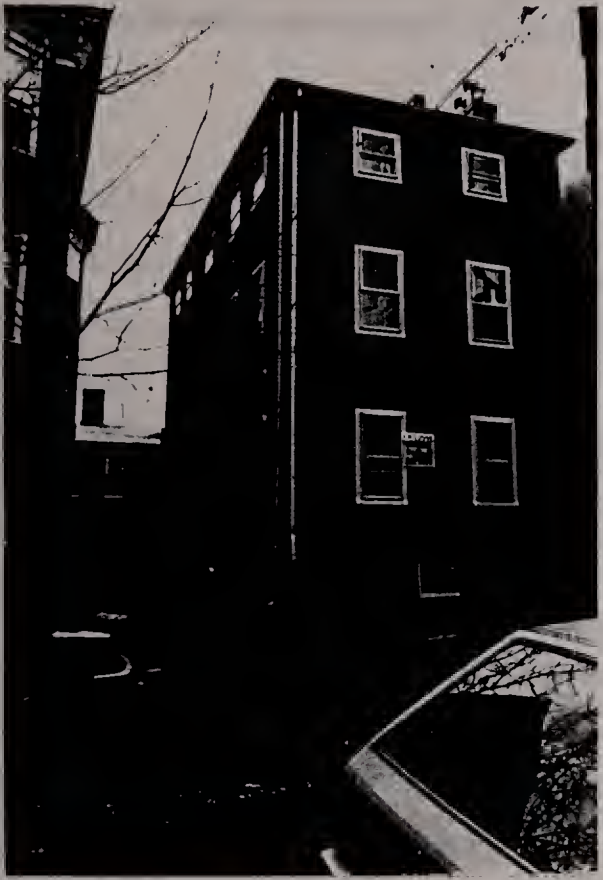
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

government was established (1847), and at one time the Democratic Candidate for Lieutenant Governor. He served as a member of the Governors Council and as a state senator. Wolcott Cutler notes that "In his day the large garden was famous for a buck thorn hedge all along the iron fence on two sides. The third side was enclosed by a brick wall covered with Chinese wisteria and other climbing plants." From 1876-1895 this house was the residence of Dr. Henry Arvin Houghton, M.D. He was born Dec 25, 1826 in

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Lyndon, Vermont. He attended a course of lectures at an allopathi college in Woodstock, Vermont, finishing his course work in Philadelphia, Pa. in 1852. During the 18 0's and 1860's he practiced medic in Lyndon, Vermont and Keeseville, N.Y. Dr. Houghton came to Charlestown, Ma. in December 1876. He was a member of the Charlestown Club (see Form on 44 High st) and the 999th Artillery Assoc. By the early 20th c. this house was part of the extensi real estate holdings of A.V. Lincoln (see forms on 16 Cordis st and

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 16 Cordis st. COR. near Warren st

NAME ____ present ____ original

MAP No. 28N-12E SUB AREA east

DATE 1804 Middlesex Deeds source

ARCHITECT ____ source

BUILDER Amos Carlton, "housewright" Middlesex Deeds source

OWNER Amos Carlton original ____ present

PHOTOGRAPHS CT-2-4/5,6-'86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF low hip cupola — dormers —

MATERIALS [✓ Frame] clapboards shingles stucco asphalt asbestos [✓ alum]/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Federal wood frame house consisting of 5-bay x 2-bay main block and extensive L-shaped ell to rear. Main facade faces southwest. Main block stands w/ narrow 2-bay end wall facing Cordis st. Originally clad w/ clapboards now "sympathetically" sheathed w/ clapboard scale aluminum siding. Bldg rests on granite block foundation. Edges accented by narrow base, corner boards. Center entrance enframements evidently altered consist of pilasters, multi pane sidelights - entablature? fan-

EXTERIOR ALTERATION [✓ minor]<->[✓ moderate] drastic synthetic siding

CONDITION [✓ good] fair poor ____ LOT AREA 3372 sq. feet

NOTEWORTHY SITE CHARACTERISTICS main facade faces narrow passageway - originally had unobstructed view of Warren st.

light? missing from front door. In general wooden window enframements are intact w/ raised sills, raised outer moldings. Contain 6/6 sash. 3rd fl. exhibits very Federal small square windows. To rear is long, L-shaped ell — Wolcott Cutler said of this ell that "This ancient appearing ell set well back from Cordis st. on the end of house No. 16, is so low-studded that one can almost reach up from the ground to close the blinds on the second story".

(Map)

SIGNIFICANCE (cont'd on reverse)

Architecturally, #16 Cordis st. is significant as a good, straightforward example of boxy, narrow end wall to street, center hall plan Federal housing. Although altered in terms of sheathing (and with some elements missing, including entrance enframements), this house retains its original granite block basement, distinctive form and orientation to street and an unusually extensive rear ell which might possibly

Bibliography - Maps - 1818, 1852
Atlases - 1866 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834-74
Boston Directories - Post 1875
Middlesex Deeds - 159: 301, 218: 216, 238:525, 269:488, 1061: 316
"Charlestown Citizens Past and Present" - Charlestown Ent. Spec Ed. June 1893.
Moved; date if known ____________
Wolcott Cutler - Slides of Old Charlestown - V. 3

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce x
Communication ____
Community/development x

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

predate this house (although deeds do not indicate structures on this site prior to 1804). This house has significant historical associations with Charles Foster, whose large furniture business "attracted wholesale orders from all parts of the country and supplied the "best room" in almost every house in Charlestown."

ON July 13, 1804, Zabdiel B. Adams of Charlestown, Esq. sold #16's lot to Amos Carleton, Charlestown housewright. By 1816 Amos Carlton had moved to Chel ford — on Sept 17, 1816, Carleton sold # 16 Cordis st. to Gilbert Tufts of Charlestown, wharfinger. Tufts sold this house to Charles Foster of Charlestown, furniture dealer, for $4,100.00. This house remained under Foster family ownership until as late as 1867 — on August 17, 1867 Ann R. Sanborn, wife of Daniel A. Sanborn of Brooklyn, N.Y. sold #16 Cordis for $6,050.00. Two years later, the Sanborns sold #16 to Charles F. Byam on June 4, 1869 for $7,000.00. From 1869 until ca. 1890 #16 was a property of Charles F. Byam, son of "Match King" Ezekial G. Byam, and leading late 19th c. Charlestown shoe dealer. Born in South Chelmsford,

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Ma. in 1834. Charles F. Byam worked for a short time in his father's friction match making business before branching out on his own to work as a retail shoe dealer. The success of this shoe business allowed Byam to buy-up a number of Charlestown properties—includin his home of many years - 37 High st (see Form 29 - 41 High st). By 1892, #16 Cordis st. was owned as an investment property by another prominent late Charlestown figure — Alfred V. Lincoln. Born in Andover, Ma. in 1852, Alfred V. Lincoln excelled as a

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

dry goods dealer/salesman and real estate speculator. It was noted in the 1893 spec. edd. of the Charlestown Enterprise that "Besides working for his firm, Mr. Lincoln has dealt very considerably in real estate in Charlestown, and is one of the districts largest tax payers." He also purchased the Adams estate on Cordis st (Hyde House, 32 Cordis st). "Moving himself into the old house and erecting two large apartment houses on the vacant lot. He next purchas the Thompson estate at 26 Monument Sq. Afterwards he obtained the

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

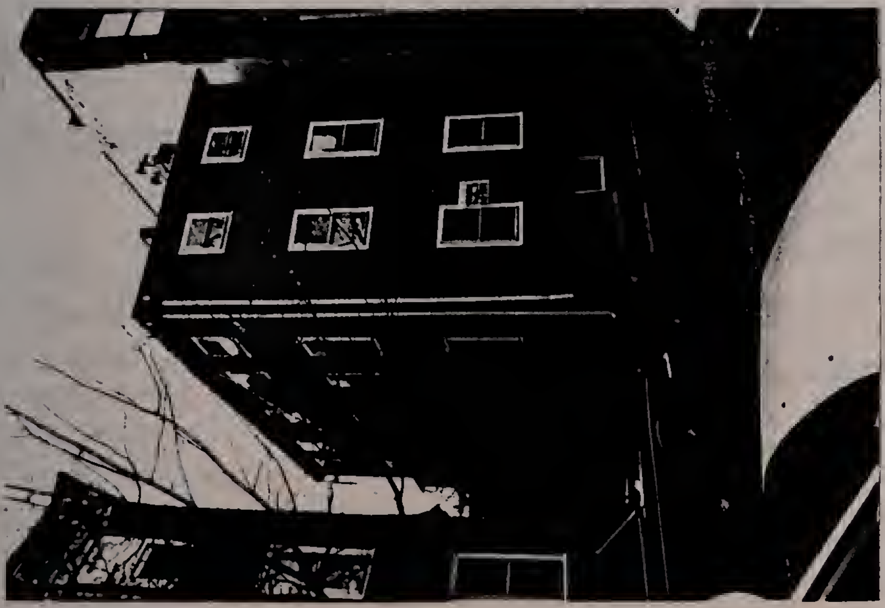
Community: Charlestown	Form No:
Property Name: 16 Cordis st.	

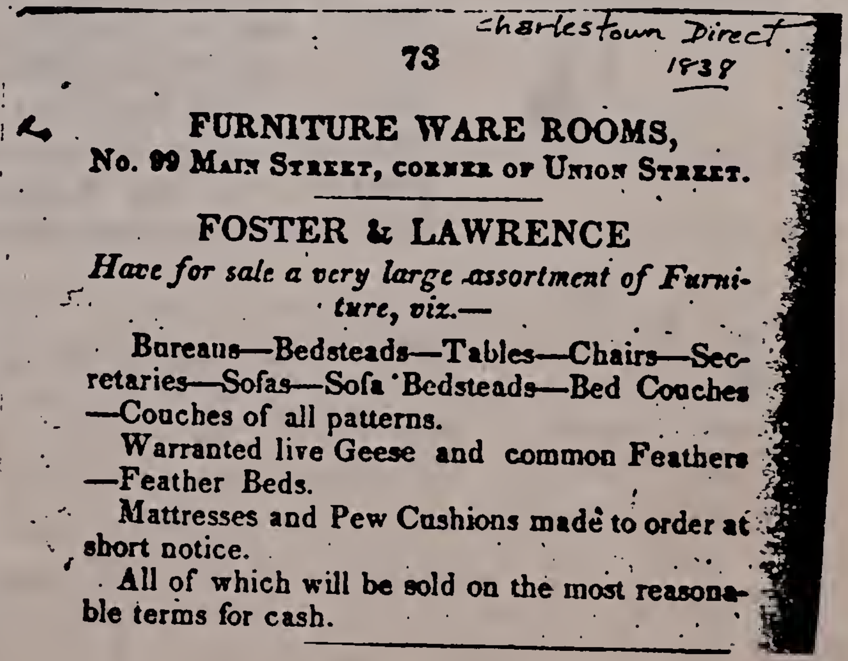
Indicate each item on inventory form which is being continued below.

Richard Frothingham property at 9 Monument Square and altered the building and built "the Lincoln" beside it. It was also noted in 'the Charlestown Enterprise' that " He also bought the old Foster estate at 16 Cordis st. and built a three-flat house after refitting the old one. Then he purchased the Thompson property on the corner of Warren and Cordis sts, where he is now (1893) building six beautiful, substantial apartment houses. He also owns the apartment houses at 12 and 14 Summer st." Alfred V. Lincoln was also involved in the refitting and alterations involved in the reopening of the Edward Lawrence House - 44 High st - as the Bunker Hill Council headquarters in 1907. Mr. Lincoln owned #16 Cordis st. until at least the 1910's.

Cordis st. was set out as early as 1799 over the pasture lands of Capt. Joseph Cordis of Main st. (see form 121-127 Main st.) The earliest houses on Cordis st. date to ca. 1800-1810 (see Forms on 32 Cordis st and 21 Cordis st Ave) Cordis streets housing stock encompasses a wide range of styles, forms, materials etc and represents - in microcosm - Charlestown's 19th c. architectural / land use developement.

Note: Sawyer mentions that # 16 Cordis sts second owner, Gilbert W. Tufts was employed in the firm of Nathan Tufts and Co. - "extensive tanners". Gilbert Tufts later moved to the Boston Highlands.





Charlestown Direct. 1838

73

FURNITURE WARE ROOMS,

No. 99 Main Street, corner of Union Street.

FOSTER & LAWRENCE

Have for sale a very large assortment of Furniture, viz.—

Bureaus—Bedsteads—Tables—Chairs—Secretaries—Sofas—Sofa Bedsteads—Bed Couches—Couches of all patterns.

Warranted live Geese and common Feathers—Feather Beds.

Mattresses and Pew Cushions made to order at short notice.

All of which will be sold on the most reasonable terms for cash.

From: Cutler - Slides of old Charlestown - V. 3

CHA 300
F1

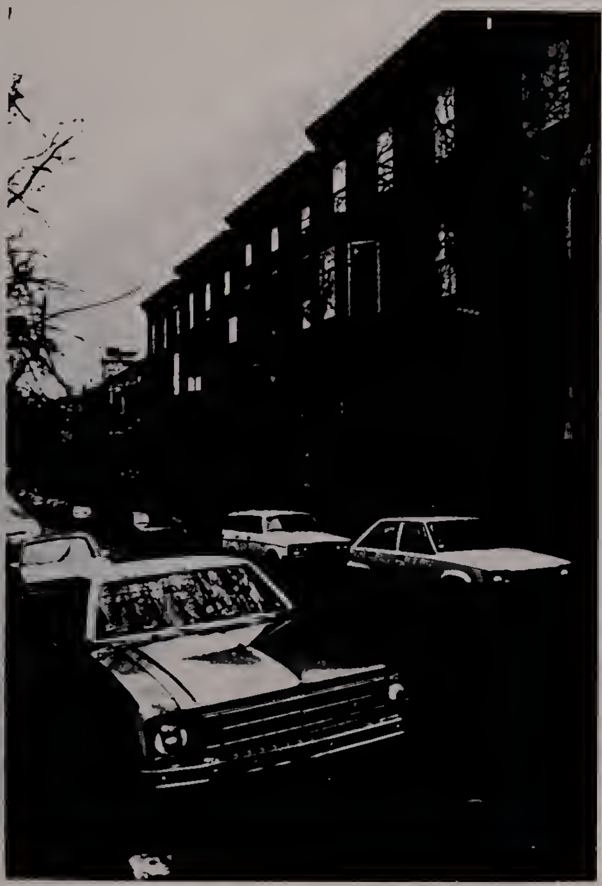
16
CORDIS
STREET
REAR
1925

(Photo
by
Wolcott
Cutler)

This ancient appearing ell set well back from Cordis Street on the end of house No. 16, is so low-studded that one can almost reach up from the ground to close the blinds on the second story. For 25 years, until 1938, it was the residence of a very gentle and immaculate bachelor named Thomas Littlejohn, who worked at times as a domestic, at times as a tailor, and who used to make quilts and knitted fancy work for his friends. The rest of the house had been for many years the home of Charles Forster, whose large furniture business attracted wholesale orders from all parts of the country and supplied the "best room" in almost every house in Charlestown. Mr. Forster's warm hearted benevolence was so well known that the calls upon his generosity are said to have been incessant. He served on the School Committees of Charlestown and Somerville,

15

BOSTON LANDMARKS COMMISSION Building Information Form Form No.___ Area Charlestown



ADDRESS 18-24 Cordis st. COR.________

NAME________ present ________ original

MAP No. 28N-12E SUB AREA east

DATE 1869-70 1868 Atlas, Middlesex Deed source

ARCHITECT James H. Rand Middlesex Deed 1142:72 source

BUILDER________ source

OWNER James H. Rand original ________ present

PHOTOGRAPHS CT-2-5/4-'86

TYPE [✓ residential] single double [✓ row] 4-bldgs 2-fam. 3-deck ten apt.
(non-residential)________

. OF STORIES (1st to cornice) 3 plus basement

ROOF - Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] Brown stone Trim concrete iron/steel/alum.

BRIEF DESCRIPTION Red brick and brownstone trimmed row of four substantial Italianate houses. Each house possesses side hall plan, 3-bay main facade, flat front, rusticated brownstone basement (2 bsemnt windows per bldg.), wooden multipanel 2nd fl. oriel and wood (?) cornice w/ widely spaced brackets. Still intact are the vermiculated key stones of #18 and 24's basement windows. Particularly noteworthy are the tall, recessed entrances w/ brownstone stairs leading to double doors. (#18 and #20's entrances are covered by later outer doors w/ transoms. Entrances culminate in segmental keystone arches, which in turn, are surmounted by wooden pedimented doorhoods supported by guttae ornamented brackets. Fls. 1 and 2 display windows w/ sills and sill tabs and cornice headed hood lintels. Simple sill and lintel bars appear at the 3rd fl. (Map) In general, windows con- in 1/1 wood sash.

EXTERIOR ALTERATION [✓ minor] moderate drastic________

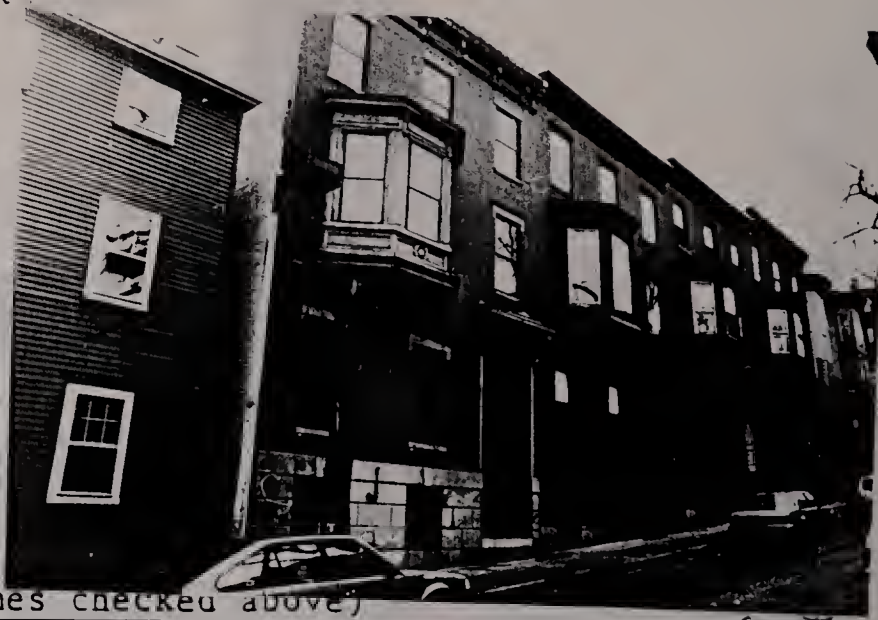
CONDITION [✓ good] fair poor________ LOT AREA 18 - 2400 / 20 - 2276 / 22 - 2400 / 24 - 2645 sq. feet

NOTEWORTHY SITE CHARACTERISTICS________

SIGNIFICANCE (cont'd on reverse)
Cordis St. was laid out ca. 1799 over the pasture of Captain Joseph Cordis. (see Form 121-123 Main st.) Between ca. early 1800's - 1840's, this street was built-up w/ detached wood-frame and brick Federal and Greek Revival dwellings. Overtime the ample gardens of these houses were divided into house lots and sold for the construction of additional houses. Built ca. 1869-1870,

Bibliography - Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Business Directories - 1850's - 90's
Boston Business Directories - 1870's - 90's
Middlesex Deeds - 1142 : 72
Middlesex Plan - Book 15 Plan 29 [Soley/Monument Ave Rand-development
A. I. A Guide To Boston - Susan, and Michael Southworth

Moved; date if known______________



Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural ____
The Arts ____
Commerce ____
Communication ____
Community/development ____
Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

18-24 Cordis St. represents a late addition to Cordis St's rich inventory of 19th c. houses. Architecturally, 18-24 Cordis st is a substantial, well detailed Italianate row - its houses rank among a relatively small number of Charlestown houses whose design may be attributed to an architect (rather than being exclusively within the realm of carpenter, mason, stair builder etc.) Situated on the steep incline of Cordis Streets north side, this polychromatic red brick/brownstone trimmed row lends considerable interest to the streetscape via rythmic repitition of bracketed/pedimented door hoods, oriel windows and bracketed cornices.

#18-24 Cordis st was built ca 1869-70 - the 1868 Charlestown atlas indicates that a wood frame house was located on the site of what is now #22 Cordis st. Judging by the configuration and orientation of the main block to the street, this predecessor house was of the Federal style ca. early 1800's [3-story main block, two, 2-story rear ells and a 1-story rear ell - the narrow end of the main block faced Cordis st.). At any rate, Charles R. Morse, teamster, paid James H. Rand, architect $16,000.00 for #22's land "with the buildings on the premises being the third from Warren st. in a block of brick houses recently built by the grantor - this deed is dated Dec. 22, 1870 [Middlesex Deeds 1142:72]. Rand had acquired this property from Lucretia 4 bbo August 7, 1869. #18-24 Cordis St. undoubtedly represents the work of Charlestown architect James H. Rand. He is listed as an architect in Charlestown Directories

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

from 1860 until the mid 1870's. From ca. 1875 - late 1880's he was a resident of Boston He does not appear in the 1890 Boston Directory. In 1860 he lived at 31 Monument Sq. By 1866 he lived at 22 Union st. By 1872 he was living at 18 Cordis st, with an offic at 18 Exchange st, Boston. He is listed in early 1880's Boston Directories at 77 Warren st, Charlestown. James H. Rand designed the Bunker Hill and Winthrop [later Frothingham Schools, Charlestown. [see Form on ___ Baldwin st.] In addition, he designed two early 1880's apartment buildings - "the Garfield" and "the Rand" on Rutland st (adjacent to new Orange line tracks) in Boston's South End. B.P.L. Files note that he may have

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

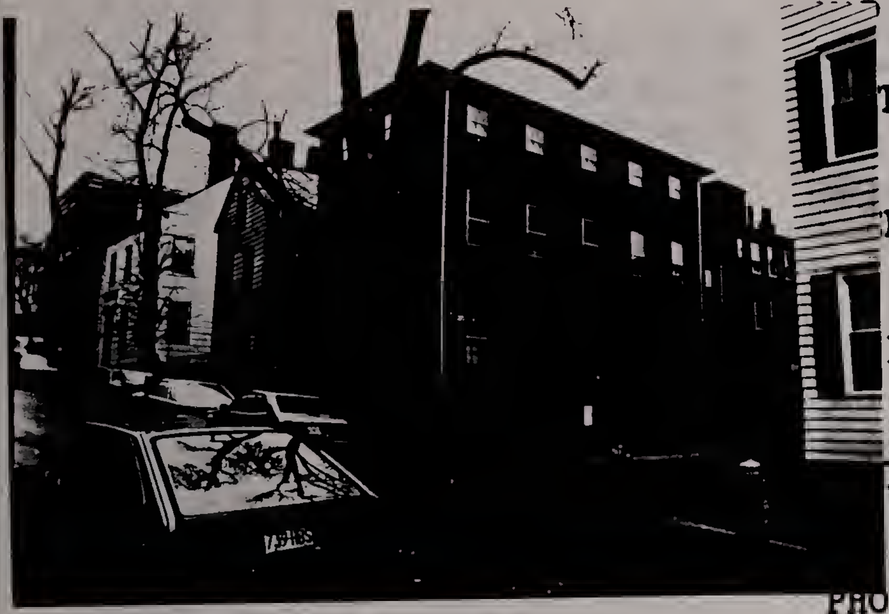
been a partner in the Boston architectural firm of Weston and Rand.

Further research is needed on James H. Rand's architectural career - it would appear that he was also a real estate speculator - he developed an 18-lot tract on Soley st + Monument Ave during the late 1860's [see Middlesex Plan Book 15 plan 29]. Owners of this group in 1875 included #18 - Leonard Richardson (occ #20 - M.A. Skilton (occ.?), #22 Charles R. Morse "Teamster, 1 Central wharf", #24 John B. Harris (occ?). By 1885 #18-24's owners included: #18 - Josiah T. Reed of Josiah T. Reed and Co, Kid glove cleaners and dyers. #20 - Solomon Parsons, "Secretary, 9 Tremont Temple, Boston; #22 - [illegible] State st Boston he lived at 81 High st.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area charlestown

ADDRESS 21 Cordis st. COR. Cordis st. Ave.

NAME ____________________
present original



No. 28N-12E SUB AREA east

E 1805 Middlesex Deeds
source

HITECT ____________________
source

LDER Oliver Holden - attributed - Middlesex Deeds
source

ER John Smith
original present

PHOTOGRAPHS CT- 2. 4/4-'86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF Flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION stately Federal house constructed of Flemish bond brick (painted gray). 3-story, 5-bay x 2-bay main block; side ell of 2-stories, 3bay x 1 bay also of brick. To rear of side ell is low, 1-story wooden ell. Main block characterized by boxy form, center hall plan, planar wall surfaces and flat roof. Center entrance surmounted by deeply recessed semicircular fan light. Front door covered by later, multi pane outer door. Arch of fanlight edged with header bricks.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____________________

CONDITION [✓ good] fair poor ____________ LOT AREA 2863 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces narrow, well maintained front yard and narrow passageway.

windows possess shutters and contain 6/6 wood sash. At third floor are small, square windows. Both main block and ell are enclosed by flat roofs.

(Map)

Note - #21 had two 1-story ells and a 2-story ell attached to present wooden ell - as shown on 1868 Sanborn Ins. Atlas, forming a U-shape

SIGNIFICANCE (cont'd on reverse) Architecturally, 21 Cordis st. ranks among the finest examples of masonry Federal housing in Charlestown. Shaded by an old tree, its main facade overlooking a shrub and picket fence lined yard, this house stands with narrow end wall facing Cordis St. #21 Cordis st. has historica associations with Abraham Andrews, Principal of several local schools including Town Hill School and The Doane st. school

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834-1874
Boston Directories - late 19th c.
Middlesex Deeds - 163:224, 170:478,
194:388, 390; 233:476
Suffolk Deeds - 1569:215, 217

Moved; date if known ______________ 2458:157.

Themes (check as many as applicable)

Aboriginal ___
Agricultural ___
Architectural [✓]
The Arts ___
Commerce ___
Communication ___
Community/development [✓]
Conservation ___
Education ___
Exploration/settlement ___
Industry ___
Military ___
Political ___
Recreation ___
Religion ___
Science/invention ___
Social/humanitarian ___
Transportation ___

Significance (include explanation of themes checked above) Its main facade faces a narrow passageway known as Cordis St. Ave. Particularly memorable are its boxy, typically Federal proportions, the pleasing planarity of its Flemish bond brick work surfaces and the crisp outline of its entrance's semi circular fanlight. #21 Cordis St. is a key component within Cordis St's remarkable collection of masonry and wood frame houses dating from the first half of the 19th century. Indeed, Cordis St's housing stock presents in microcosm the various phases of Charlestown's 19th century developement. Cordis St. was set out as early as 1799 over the pasture of Captain Joseph Cordis

Middlesex Deeds indicate that #21 was built ca. 1805 - probably by Oliver Holden, Charlestown merchant and builder. Born in Pepperell, Ma, Holden settled in Charlestown in 1787. For many years he lived in a substantial Federal House at the corner of Pearl and Wesley sts - now the location of the Oliver Holden School. Holden was responsible for the construction of a number of Federal houses in the Salem Hill section (High, Salem, Pearl sts etc.) - e.g. 57 Bartlett St, possibly 100 High St. which is very similar to #21 Cordis St. in terms of form, fenestration etc.-

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

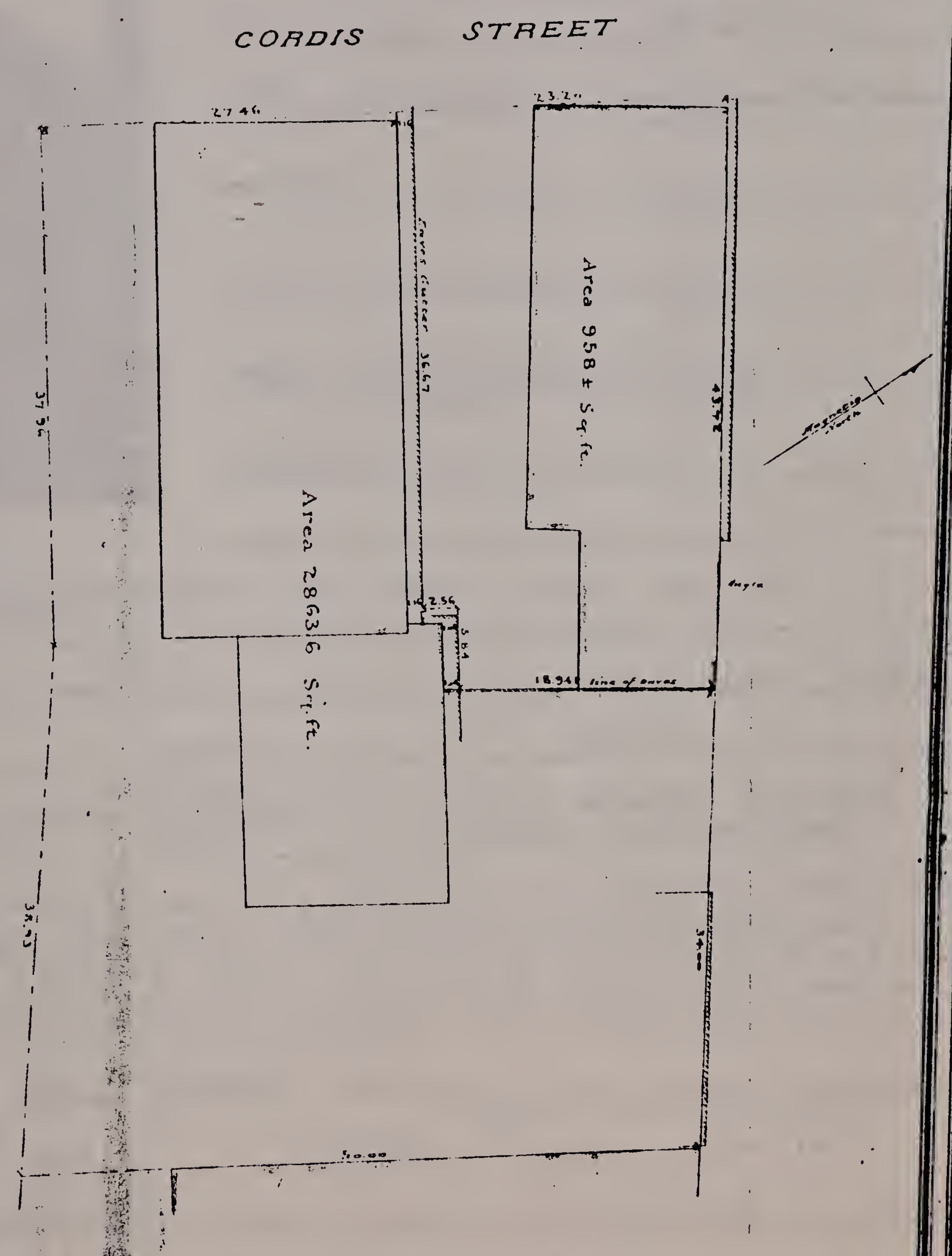
In addition, Holden was a Baptist preacher and composer of religio music, most notably the "Coronation Hym". In any event, Holden sold #21 Cordis St's lot to John Smith of Boston, cabinet maker for $1300.00. on 20 Oct. 1804. By October 1806 a dwelling house is mentioned as being located here. At that time Smith sold #21 to Boston traders William Simonds and Shepherd Simonds for $5,000.00. The Simonds owned this property until March, 1812. Jonathan Brooks of Medford, tanner, paid Simonds $3,000.00 for this house. Brooks, in turn, quickly sold the title to #21

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

in April, 1812 to Josiah Bemis of Charlestown, gentleman. By 1820 Bemis had moved to Quincy. On 29 June, 1820, Abraham Andrews, "gentleman" purchased #21 from Bemis for $1900.00. Andrews was a teacher at a private Academy located across the street from #21. Andrews family members (including Abby M. Andrews, clerk, "Charlestown Five Cent Savings Bank) owned #21 until the late 19th c. During the early 20th c. this house was owned by Susan A. Getchell - this house is often referred to in guidebooks as "The Getchell House".

RE: 21 CORDIS ST.
CHARLESTOWN

SUFFOLK
1569: 217


CORDIS STREET
CORDIS ST. AVENUE
27.46
23.24
Area 2863.6 Sq. ft.
Area 958 ± Sq. ft.
Eaves Gutter 36.67
43.48
2.56
3.84
18.94
line of eaves
Angle
Magnetic North
37.36
35.53
34.00
50.00

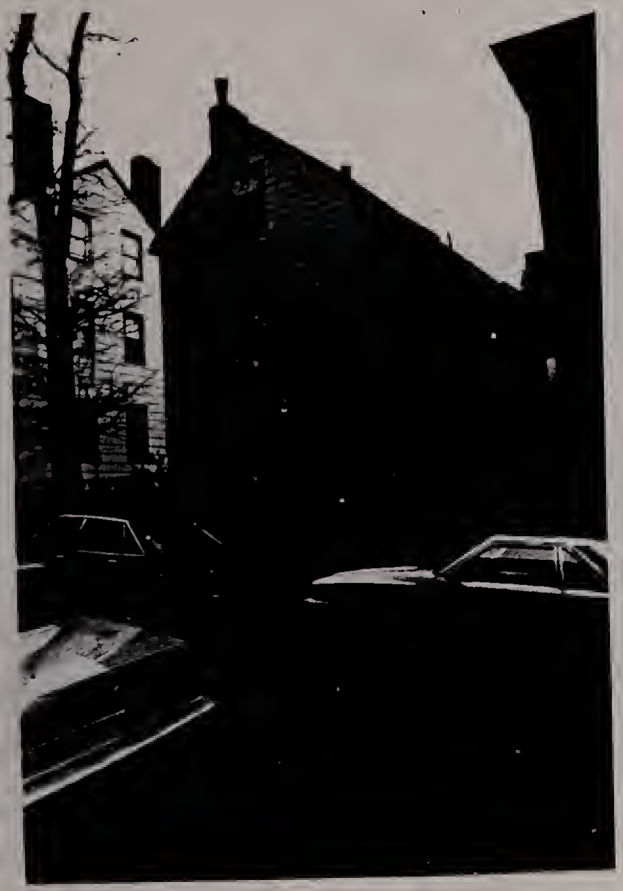
Plan of the
Andrews Estate
in
Charlestown.
June 22nd 1882.
Scale 5 feet to an inch.

C. A. Pearson Surveyor
21 City Square.

Original Plan Recorded
With Suff. Reg. Lib. 1569 Fol. 217
A True Copy, Attest
Harry W. Wilson
C.E.

1569-217-3-1512-

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 23 Cordis st. COR.

NAME ____ present ____ original

MAP No. 28N-12E SUB AREA east

DATE by 1826 Middlesex Deeds source

ARCHITECT ____ source

BUILDER John Kidder (?) source

OWNER John Kidder (?) original ____ present

PHOTOGRAPHS CT- 2.5/2.86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola - dormers -

MATERIALS [✓ (Frame)] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Modestly scaled, early Greek Revival dwelling with 3-bay x 2-bay main block and 2-bay x 1 bay side ell. House stand w/ narrow end wall gable to street. Rises 2-stories from granite block basement to gable roof. Handsome Greek Revival entrance enframements consist of Doric pilasters and cornice headed entablature. Windows are simply enframed and contain 6/1 wood sash.

EXTERIOR ALTERATION [✓ minor - moderate] drastic original clapboards replaced by wood shin
originally 6/6 wood sash.

CONDITION [✓ good] fair poor ____ LOT AREA 958 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces narrow, brick paved
behind masonry Federal house.

SIGNIFICANCE (cont'd on reverse)
Facing a narrow, brick paved passageway and the rear wall of the red brick Federal Getchell House (21 Cordis St.), #23 Cordis st. is integral to the early - Mid 19th c. character of Cordis St. Architecturally, this house represents a modestly scaled,

(Map)

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories - 1834 - 1874
Boston Directories - late 19th c.
Middlesex Deeds - 163:320, 268:347,
283:352; Suffolk Deeds - 1567:250, 251.

Moved; date if known______________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___	Recreation	___
Agricultural	___	Education	___	Religion	___
Architectural	x	Exploration/ settlement	___	Science/ invention	___
The Arts	___	Industry	___	Social/ humanitarian	___
Commerce	___	Military	___	Transportation	___
Communication	___	Political	___		
Community/ development	x				

Significance (include explanation of themes checked above)

early Greek Revival dwelling with handsome classical entrance enframements. Built by 1826, this house's land appears as lot #1 on "Ground Plan of Cordis's Pasture as laid into house lots, 10 October, 17 Evidently, its land was part of a parcel which Oliver Holden, the locally prominent builder/merchant purchased from Amariah Childs and Thomas Oliver Larkin on September 23, 1803. Holden, in turn, sold this lot to John Kidder, cordwainer. on 17 Dec. 1803. Judging by #23's form and style, it would seem doubtful that Kidder built this house during the first or second decades of the 19th c. It is more likely that this house was built ca. 1825 - prior to Kidder's sale of this property to Elisha L. Phelps and Benj. Thompson, merchants. The Kidder/Phelps deed of 19 August 1826 mentions "land with the dwelling house and other buildings" and refers to Kidder as Charlestown, "Inn Holder". Phelps, in turn sold #23 to Abraham Andrews of Charlestown, "schoolmaster," on 31 July 1828 - Phelps/Andrews deed stipulated that the sale was subject "to a life lease to John Kidder and to his wife during

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

their natural life as appears upon Record at the Registry of deeds office." - For many years Andrews owned the brick Federal house next door at #21 Cordis St. #23 Cordis St. was owned by Andrews family members until the early 1880's - on July 20, 1882, Robert Alcorn, laborer, purchased this house from the Andrews estate for $2,350.00. By the early 1900's, a John R. Murphy owned this house.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

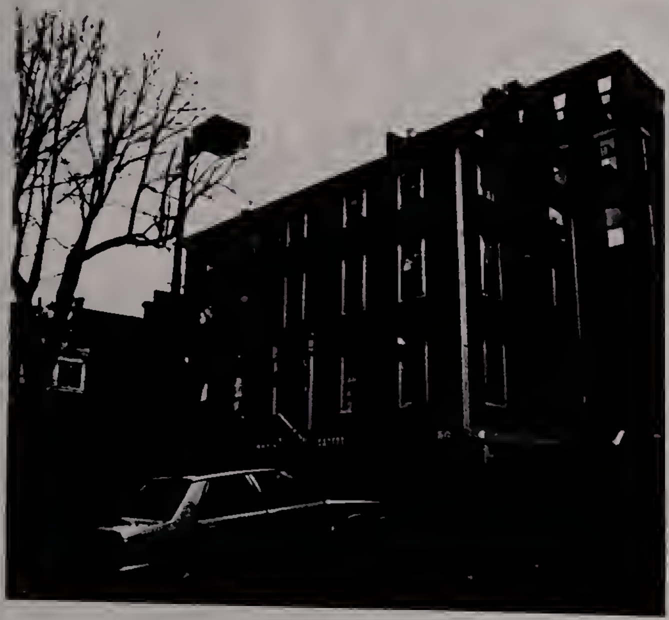
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 32 Cordis st. COR. near High st.

NAME ______________ ______________
present original

MAP No. 28N-12E SUB AREA east

DATE ca. 1801-1802 Charlestown Enterprise June 2, 1888 P. 1
source



ARCHITECT ______________
source

BUILDER ______________
source

OWNER Franci Hyde ______________
original present

PHOTOGRAPHS CT-2-5/3-86

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF low hip cupola — dormers —

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick [✓ stone] granite basement concrete iron/steel/alum.

BRIEF DESCRIPTION Stately Federal wood frame mansion w/5 bay x 2 bay main block and contiguous 2 and 1 story north ells – narrow south wall faces street. Main block rises 3-stories from granite block basement to low hip roof. Center entrance opens on to raised platform w/ short flights of steps at sides. Particularly noteworthy are front door's elegant enframements including semi circular fan-light w/ molding exhibiting delicate pattern of incized lines and florlal motifs. Flanking front door are fluted Doric pilasters which support blocked and cornice-headed entablature. In general windows are fully en- *

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________

CONDITION [✓ good] fair poor ______________ LOT AREA 5500 sq. feet

NOTEWORTHY SITE CHARACTERISTICS located on steep slope of Breeds Hill. faces ample, tree shaded yard – yard bordered by rusticated wall + cast iron fence along Cordis St – entry to yard + house via gate w/ tall mid 19th c. gate posts which support vintage cast iron arch w/ lantern at center.

* framed w/ raised outer moldings and contain 6/6 wood sash. Typically Federal small square windows appear at the 3rd level. Low hip roof possesses well crafted projecting wood cornice.

(Map)

SIGNIFICANCE (cont'd on reverse)

#32 Cordis st., together with its ells and ample garden provide a remarkably unspoiled glimpse of the home of an early 19th c. Charlestown soap and candle manufacturer. This stately house, built ca. 1801/1802 ranks among the finest examples

Bibliography
Map - Tufts Map of 1818
Atlases - 1868, 1875, 1885, 1892, 1901, 19
Charlestown / Boston Directories - 19th c.
Middlesex Deeds - 274:191, 791:424, 425, 801:443
Suffolk Deeds, 1794:181

Also: Twenty Fifth Anniversary Number, Charlestown Enterprise, May 8, 1909.

Moved; date if known ____________

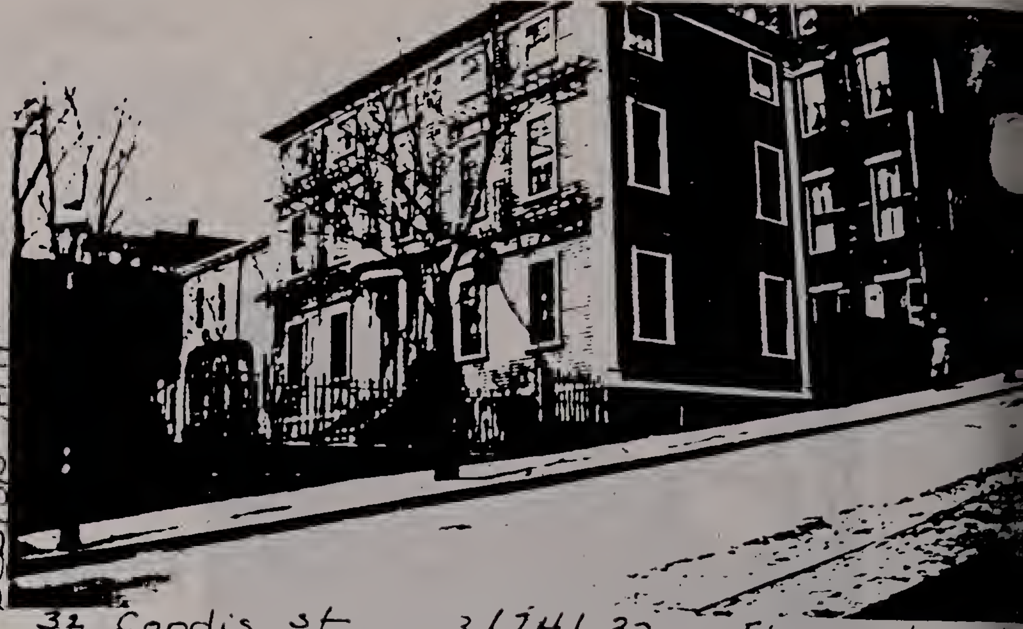
Newspapers: Charlestown Enterprise, 6/2/1888

Themes (check as many as applicable)

T. Sawyers History of Charlestown - 1901

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce X
Communication ____
Community/development X

Conservation
Education
Exploration/settlement
Industry
Military
Political



32 Cordis st. 3/241.32 Florence Lincoln

Significance (include explanation of themes checked above) of a detached, center entrance, wood frame Federal house in Charlestown - and for that matter, in the Boston area. It is a key component in Cordis St's remarkable collection of early-mid 19th c. residences. Distinguished owner/occupants of this home have included Francis Hyde - Soap and Candle Manufacturer (1801/1802 - 1827), Nathan "Father" Webb, teacher, Boston politician and storekeeper (1827-1854), Edwin F. Adams, merchant (1858 - 1888) Alfred V. Lincoln, salesman and his daughter Florence Lincoln, playwright (1887 - 1938).

#32 Cordis st. is one of the oldest residences on Cordis st. Cordis st. was set out over the pasture of Captain Joseph Cordis as early as 1799. #32 was built for Francis Hyde ca. 1801-1802. The Hydes were extensively involved in the manufacture of soap and candles. Hyde's brick factory building was located on the present Warren st. site of St. Mary's R.C. Church. In a town famous for its elaborate and often exotic gardens (e.g. the gardens of the Dexter estate on Green St, Isaac Mead's "The Vineyard" on Eden st.) Mr. Hyde's Cordis st. garden was reknowned for its great charm. Originally, this garden stretched southwestward along Cordis st. almost to Warren st. Hyde's garden was filled with apple and cherry trees and became a bird sanctuary of sorts with bluebirds, yellow warblers, thrushes, rare Scarlett tanagers, cuckoos and woodcocks.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

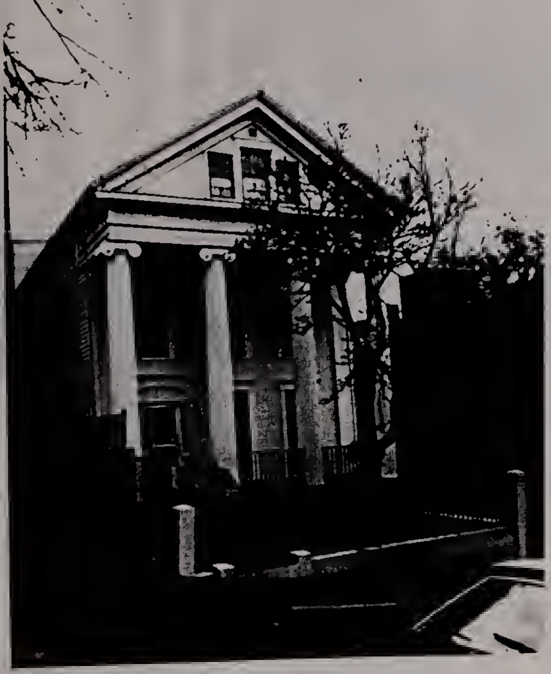
On May 7, 1827, [Middlesex 274: 191] Francis Hyde of Baltimore sold this property to Nathan Webb of Boston, esquire. He had been a teacher, Boston selectman and assessor, Hanover St, Boston storekeeper and a follower of Dr. Lyman Beecher. Mr. Webb retired to the old Hyde house at age 60. Local people referred to him as "Father Webb". After his death in 1854, this property passed to his son-in-law Edwin F. Adams. - Adams did not actually own this house outright until he purchased it in October 1858 for $8,400.00 from Edward Lawrence, trustee of the Webb estate. [see Plan of late Nathan Webb's estate surveyed by the Doanes March 16, 1858]. The house was owned by

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) the Adams family until Oct. 14, 1887. At that time it was purchased by Alfred V. Lincoln, salesman. His daughter Florence was a playwright who studied in the Harvard U. Workshop of George BAKER (1911). She wrote the prize winning play "End of the Bridge" which played at the Castle Square theatre in Boston for over 100 performances and "later played at San Francisco to crowded houses." The Lincoln Family owned this house until the late 1930's. Note: This house was shorn of a large portion of its garden during the late 19th c. to accomodate #'s 24, 26 Cordis st (and possibly 18 - 22 Cordis st. as well).

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area charlestown

ADDRESS 33 Cordis st. COR. Boyle st.

NAME ________ "Swallow Mansion"
present original



MAP No. 28N-12E SUB AREA east

DATE 1845 Middlesex Deeds
source

ARCHITECT ________
source

BUILDER William H. Bacon - "painter"
source

OWNER William H. Bacon ________
original present

PHOTOGRAPHS CT 2-5/5,6-86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ________

NO. OF STORIES (1st to cornice) 2 plus full basement, low attic

ROOF pedimented gable cupola — dormers 1 on Boyle st. roof slope

MATERIALS [✓ (Frame)] [✓ Flush boards clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick bsemnt] stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Substantial, Temple form, Greek Revival house, wood frame. Main facade dominated by Monumental, Ionic columned portico. Rises 2-stories from full basement to broad, low pedimented attic. Four columns of Main facade are fluted with well-carved Ionic capitals. Columns rest on replacement (20th c.) brick platform/porch w/ wrought iron Railings. 3-Bay main facade (side hall plan) sheathed in flush boards. 4-bay side walls clad with clapboards. Baseboards run between high brick basement and clapboards of side walls. Corners of bldg. accented by wide pannelled Doric pilasters. "Colonial" (c. early-mid 20th c.) pilasters, sidelights and solid fan light superimposed over original heavy pilaster and cornice headed entablature entrance enframements. Elegant, tall windows appear on the Main facade's 1st + 2nd fls — and on the Boyle st. wall, First floor only. Tall windows contain 9/6 wood sash. Standard size windows of 2nd fl, Boyle st. side contain 6/6 wood sash. In general, all windows are fully enframed w/ shallow cornice headed lintels. Sideboards are carried out from the main block to Ionic capitals ~~tads~~. Low, wide pedimented attic contains tripartite windows - a variation on a Palladian theme w/ tall square headed center window. Pedimented dormer appears on Boyle st. roof slope.

EXTERIOR ALTERATION [✓ minor] moderate drastic altered entrance enframements

CONDITION [✓ good] fair. poor ________ LOT AREA 3900 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Front yard enclosed by granite block retaining wall (2-sides) w/ granite fence posts. Tree shaded front yard, grass covered side yard along Boyle st. Situated on steep incline of Breeds Hill's S.W. slope.

(Map)

SIGNIFICANCE (cont'd on reverse)

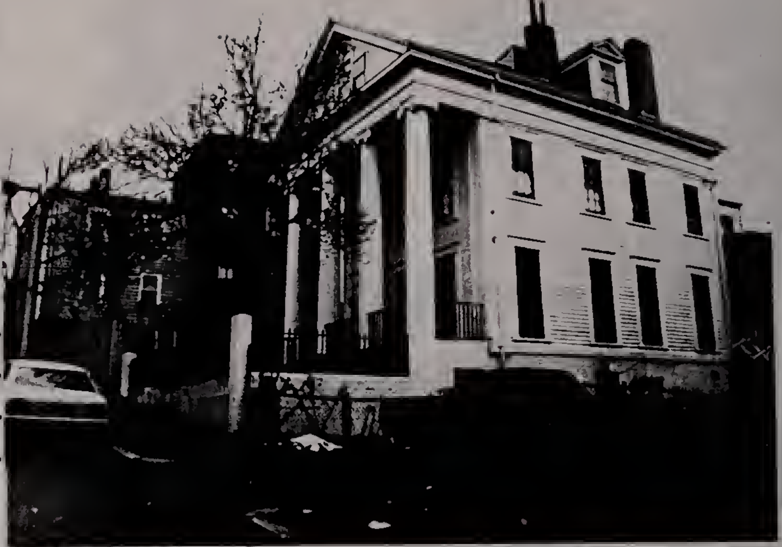
Architecturally, 33 Cordis St. is significant as a rare / Boston area example of a Greek Revival temple form house w/ Monumental fluted Ionic columned portico — Although the columned portico was widely employed in Greek Revival house construction throughout New England, few examples of this Greek Revival subtype are extant in Boston neighborhoods - only a handful possess

[illegible] - 1795 1818, 1852
Panoramic View - 1848
Atlases - 1875, 1885, 1892, 1901, 1911
1868 Ins. Atlas (Sanborn)
Charlestown/Boston Directories - 19th c.
Twenty-Fifth Anniv. Number,
Charlestown Enterprise May 8, 1909

Moved; date if known ________________ (microfilm B.P.L.

Middlesex Deeds - 452:444, 701:78, 881:21

Themes (check as many as applicable)



Aboriginal	____	Conservation	____
Agricultural	____	Education	____
Architectural	x	Exploration/ settlement	____
The Arts	____	Industry	____
Commerce	____	Military	____
Communication	x	Political	____
Community/ development	x		

Significance (include explanation of themes checked above)

Columns, entablature and attic of #33 Cordis Streets Monumental scale. (eg. 1 Dane St, Jamaica Plain) - #28 Brighton St., Charlestown is a somewhat smaller and narrower rendition of the Greek Revival house with Ionic columned portico. In any event, 33 Cordis St. is the finest example of Greek Revival housing in Charlestown. Aside from its portico, it is noteworthy for its main facades flush boarding (little used in Charlestown - see form on #1 Seminary Pl. Charlestown). Generally, elegant, tall windows (9/6 wood sash) only appear on the 1st floor of a Greek Revival house's main facade, but, #33 exhibits tall windows on both the main facades 1st and 2nd floors. The tripartite, Palladian-like attic window strikes an awkward but interesting note - squeezed in as it is into the low pedimented attic's tympanum. Also memorable is is this houses siting - this house is "displayed" on a "pedestal" or "platform" formed by the high brick basement and granite block retaining wall of the front yard - this "pedestal" dramatically projects from the incline of Breeds Hills southwest slope. Also of interest, in terms of streetscape is the "dialogue" which exists between this house and the Federal #32 Cordis St. directly across the Street. These houses provide an instructive lesson in the evolution of the New England suburban house from early 19th c. . . . . center hall plan, narrow street facing end wall, low hip roofed house to side hall plan, ionic columned, street facing gable main facade Greek Revival house of the 1840's.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Built in 1845, #33 Cordis Street's best known occupant was Amaziah N. Swallow, owner of Charlestown's "The Big Store", at City Square. #33 Cordis St's lot was purchased on January 14, 1845 by William H. Bacon, "painter" for $1,200.00 [Middlesex Deeds 452:444] from Eben M. Plummer and Ezra D. Fogg of Boston. Mr. Bacon was probably responsible for #33's construction - The term "painter" was often synonymous with builder or housewright in mid 19th c. New England. Bacon was active in Charlestown building trades from the mid 1840's - early 1860's. He lived at 13 High St (1840's) and 32 High St (1850's-60) but evidently never resided at 33 Cordis St. Further research is needed on this houses 2nd owner - Robert B. Edes.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Described as a "trader" in Middlesex Deeds this was evidently the Robert B. Edes Jr. whose father Capt. Robert Sr. owned the old Edes House at Thompson Sq and Main St, better known as the birthplace of Samuel F. B. Morse, inventor of the telegraph. Middlesex Deeds also point to a brief mid 1850's ownership of #33 by a Phillip Holmes, "manufacturer" [701:78]. In any event, #33 Cordis St. has significant historical associations with Amaziah N. Swallow, grocer and George N. Swallow, grocer/politician/campaign manager. Amaziah N. Swallow

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Charlestown

Form No:

Property Name: 33 Cordis st

Indicate each item on inventory form which is being continued below.

purchased this house from Robert B. Edes on December 26, 1862 for $ 2,462.00. For many years A.N. Swallow owned and operated "The Big Store" at 12 and 13 City Square. "The Big store" was literally the biggest retail grocery store in Charlestown and one of the largest in the Boston area. Swallow's enterprise made daily shipments to regular customers in almost every section of New England. He had contracts with the U.S. government for supplying the warships and shipstores of every description. "delivering many hundred tons of goods under these contracts." For more than one hundred years a grocery store was located on the site of Swallow's store. Swallow's business was the successor firm to French and Penniman (est. 1823) and Sawtelle and Jacobs, later A. Sawtelle + Co (1830 - 1854). Amaziah N. Swallow began working for A. Sawtelle + Co in 1850. By 1855 this firm was known as A. Swallow + Co. Swallows purchase of #33 Cordis St. in 1862 provided tangible evidence that his star was on the rise in Charlestown/Boston commerce. For a time Swallows partner was a Levi Lawrence - in 1877. George N. Swallow was admitted in partnership with his father. (In 1890, A. A. Fales became a partner).

George N. Swallow was well known in his own right as a grocer and politician. He was president of the Republican City Committee for two years and was in charge of the mayoralty campaign of 1899 - resulting in a victory for Thomas N. Hart. Although Swallow was a Republican in an overwhelmingly Democratic District, such was his popularity that he was elected to the State house and senate. In addition, Mr. Swallow was president of the Charlestown Gas and Electric Co. #33 Cordis st. remained under Swallow family ownership until at least 1901. By 1911 an Ellen Buckley owned this property.

Cordis St. was set out as early as 1799 over the pasture of Joseph Cordis (See Form on 121-123 Main st.). Initial house construction began on Cordis st. during the early 1800's - with several surviving examples, most notably #32 and #23. #33 Cordis st. is a product of the Boston-wide building boom of the 1840's/50's - a "boom" precipitated by the coming of European immigrants - primarily Irish beginning in 1845.

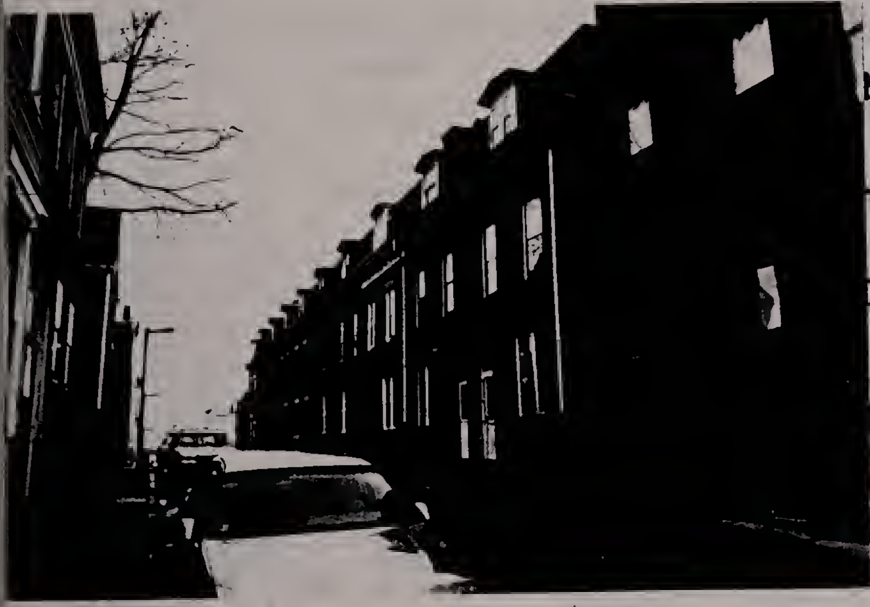
Staple to Inventory form at bottom

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 5-23 Cross st. COR. near High st.

NAME ____________________

present original



No. 29N-12E/28N-12E SUB AREA east

ca. 1863 Middlesex Deeds

source

ITECT ____________________

source

DER Amos Brown Middlesex Deeds

source

R James Damon and Amos Brown

original present

PHOTOGRAPHS CT-3-4|2-86

TYPE [✓ residential] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF bell-cast Mansard cupola – dormers 1 dble dormer per bldg.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick] [✓ Brownstone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Row of ten red brick, flat front houses exhibiting Greek
Revival and Italianate elements - these houses rise two stories to bell cast man-
sard roof. Houses characterized by extremely narrow 2-bay main facades, double
basement windows, paired/recessed entrances surmounted by pedimented
Greek Revival brown stone lintels. Majority of the houses retain original double
doors w small square panels at bottom and tall round headed glass panes above.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor ________ LOT AREA

5=1075 9=1024 17=975 23=?
7=1095 11=1024 19=990
13=1081
15=1069 21=983

sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________________

windows contain variety of sash
configurations. Main facades
culminate in cornices w/ closely
spaced wood scroll brackets and
bell-cast (Map) mansard roofs with
h one pedimented double dor-
mer per segment.

SIGNIFICANCE (cont'd on reverse)

Cross st's north west and South east streetscapes
provides visual evidence of Charlestown's
mid 19th c. transition from town of
wood frame dwellings to a densely
built-up city with many new masonry
buildings. #5-23 Cross st strike a
Built ca. 1863,

ibliography — Maps - 1818; Atlases - 1868, 1875, 1885, 1892, 1901, 1911
- Charlestown Business Directories - 1860's/early 70's
- Boston Directories - 1870's
- Middlesex Deeds - #17 Cross st - 891:366; 921:144; 1021:172.

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural x
The Arts ____
Commerce ____
Communication ____
Community/ development x

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/ invention ____
Social/ humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

distinctly urban note in comparison to the more suburban 1830's and 40's detached, wood frame structures of Cross st's north west side. Architecturally, #5-23 Cross st. represents a relatively modest example of mid 19th c. mansard masonry housing (compared w/ the more substantial and stylish mansard houses of Harvard st./Harvard Pl. - ca. late 1850's/early 1860's). This row's contribution to its streetscape is considerable - its facades exhibit a pleasing planarity and rythmic repitition of closely spaced brackets and pedimented double dormers.

Middlesex Registry deeds point to a construction date of ca. 1863 [see 891:366, oct 1st 1863 and T+J. Doane Plan, September 1863]. This group appears to have been originally owned by James Damon of Ipswich, Ma. and Amos Brown, Charlestown carpenter - presumably Brown had a hand in the construction of #5-23. Amos Brown was active as a carpenter and builder in Charlestown building trades from c. 1848 until the 1880's. He first appears in the 1848 Charlestown Directory listed as a carpenter on 2nd st. During the 1850's he is listed as a carpenter at 46 and 50 Lawrence st,

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

with his residence at Washington st. (see form on 40 Washington st). Browns work and home addresses remained unchanged into the early 1880's. Brown is credited with the Italianate masonry rows at 4-10 Mystic st. (1854), 84+86 Baldwin st (ca. 1850-55) and 46-60 Baldwin st (ca. 1850-55).

Judging by #17 Cross st's deeds, Damon and Brown did not sell off these houses immediately after their completion in 1863 - Charles B. Edgerly, for example, paid James Damon $4,400.00 for #17 on 3 March 1865

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Owners of #5-23 Cross st in 1875 included: #5- Thomas Taff, "Wines etc, 157 Blackstone st., Boston; #7 Ed. S. Coyle (Howard S. Coyle, steward); #9 Geo J. Pierce "type founder, 52 Washington st, Boston; #11 John Jennis (occ?); #13- J. Q. A. Bolster, "Bolster and Ferguson teamsters Fitchburg R.R.; #15- E.J. Latham ~~Latha~~ "teamster"; #17- Wm. Raymond (occ.?); #19- John F. Drew, Drew, Jackson + Co., 425 Medford st; #21 - Sarrah E. Misser. #23- Leander Willey, produce, 19 Merchants Row, Boston. Cross st. was set out ca. ___. It evidently runs over the boundary line of Robbins (north) and Swift (south) parcels shown on the Peter Tufts map of 1818 (showing Charlestown and parts of Cambridge).

INVENTORY FORM CONTINUATION SHEET

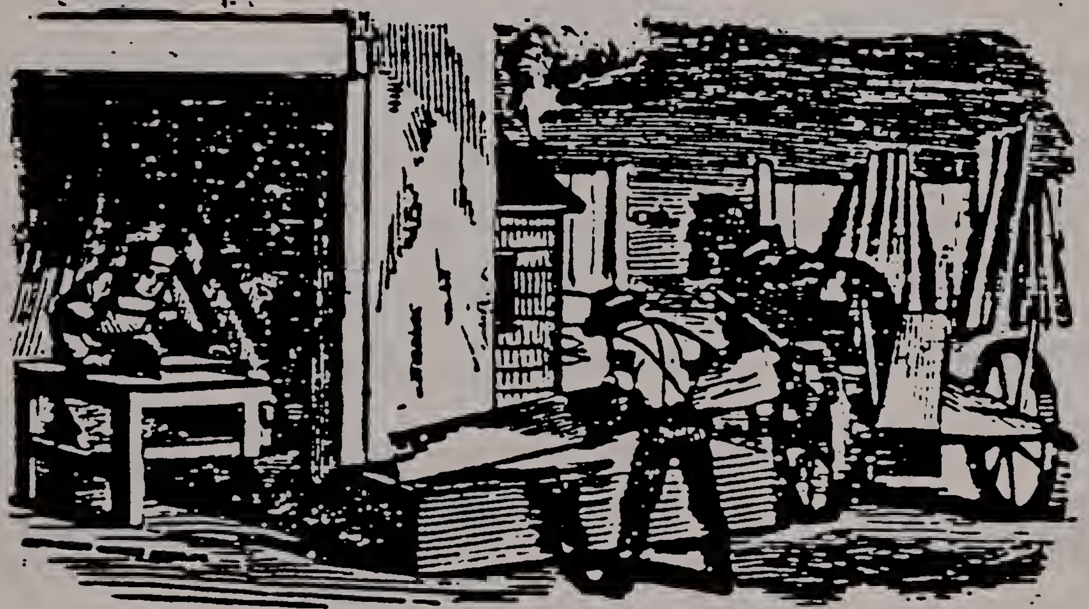
BOSTON LANDMARKS COMMISSION

Community: Charlestown	Form No:
Property Name: 5-23 CROSS ST	

Indicate each item on inventory form which is being continued below.

AMOS BROWN,

Carpenter and Builder,



And Manufacturer of

BRACKETS AND MOULDING,

OF VARIOUS STYLES. ALSO,

WOOD-TURNING, JIG AND CIRCULAR SAWING,

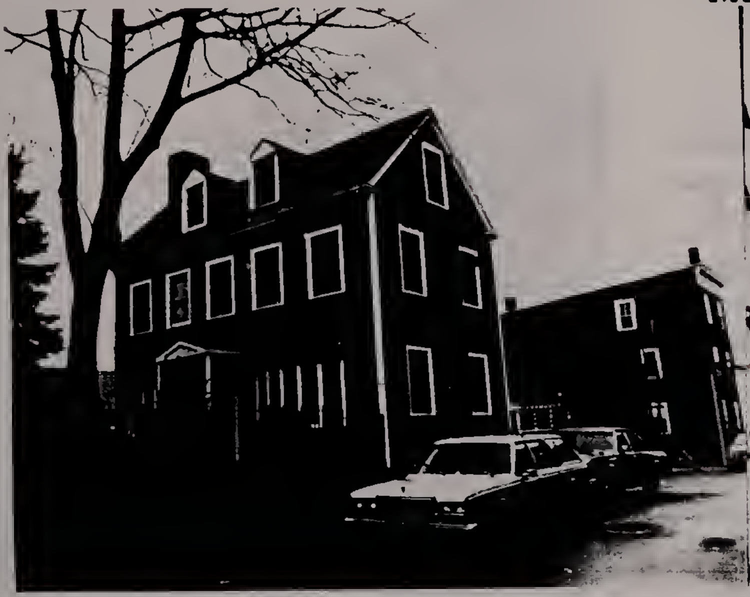
No. 55 LAWRENCE STREET, CHARLESTOWN.

1870 - DIRECTORY

BOSTON LANDMARKS COMMISSION Building Information Form Form No.___ Area Charlestown

ADDRESS 10 Cross St. COR. near High st.

NAME _________________________
present original



P No. 28 N-12E SUB AREA east

TE ca. early 1830's
source

RCHITECT _________________________
source

UILDER Joseph H. Gerrish? - attributed, deeds
source

Joseph H. Gerrish?
NER William Raymond?
original present

PHOTOGRAPHS CT 3·4/1·86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential)_________________________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola – dormers 2 on main facade roof slope

MATERIALS [✓ (Frame)] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone__________ concrete iron/steel/alum.

BRIEF DESCRIPTION Late Federal 5-bay x 2-bay wood frame, wood shingle-clad house.
stands w/ narrow end-wall gable facing Cross St. Rises 2-stories to gable
roof w/ return eaves. Center-hall plan. Fenestration re-worked on main
facade's first floor - e.g. modern multi-pane bowed windows on either
side of center entrance - projecting from the center entr. is a small,
open porch of 20th c. origin. In general windows are fully enframed
and contain 6/6 wood sash. Edges are accented by narrow corner boards.

EXTERIOR ALTERATION minor [✓ moderate] drastic wood shingles have replaced clapboards
Fenestra. altered on 1st fl., main facade

CONDITION [✓ good] fair poor__________ LOT AREA__________ sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces relatively ample, tree shaded yard
bordered by fence w/ granite block components e.g. border, gate posts and steps to yard.

Pair of gable roofed dormers are located at center of main facade's roof slope.

(Map)

SIGNIFICANCE (cont'd on reverse)
Together with its early 19th century landscape features, #10 Cross St. provides a glimpse of a ca. early 1830's, Late Federal, wood-frame vernacular homestead. Situated with narrow, end wall gable to Cross St., its main

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown Directories 1840's - 1870's [Further Research checking
1834 Directory may be helpful - for Jos. H. Gerrish
Wm. Raymond]
Middlesex Deeds - 316:426(?), 340:123, 482:527
Suffolk Deeds - 5315:338, 5462:280

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___	Recreation	___
Agricultural	___	Education	___	Religion	___
Architectural	X	Exploration/ settlement	___	Science/ invention	___
The Arts	___	Industry	___	Social/ humanitarian	___
Commerce	___	Military	___	Transportation	___
Communication	___	Political	___		
Community/ development	X				

Significance (include explanation of themes checked above)

facade overlooking a relatively ample, tree shaded yard with granite block border and gate posts, this ca. early 1830's house provides clues as to Breed's Hill's still-rural appearance - before this area's late 1840's/50's building boom. Together with the masonry mansard rowhouses at 5-23 Cross st. (ca. 1863) across the street, #10 Cross st. illustrates Charlestown's mid 19th c. transition from town of primarily wood frame dwellin to city (incorporated 1847) of substantial masonry row houses. Architecturally, #10 Cross st. is an unpretentious, somewhat alte example of Late Federal wood frame vernacular housing in Charlestown - The double house at #25 Cross st. is of the same vintag This house's lot was part of a tract of upland pasture which appears labeled "Swift" on the 1818 Peter Tufts map. William Auste also owned a large tract of pasture just to the northeast of the "Swift" lot. Further research is needed to pinpoint #10's date of construction - a rather murky picture emerges from the deeds for the period of ca. late 1820's - early 1830's in relation to the northeast side of Cross st. A deed of Feb 24, 1829 indicates that at that time

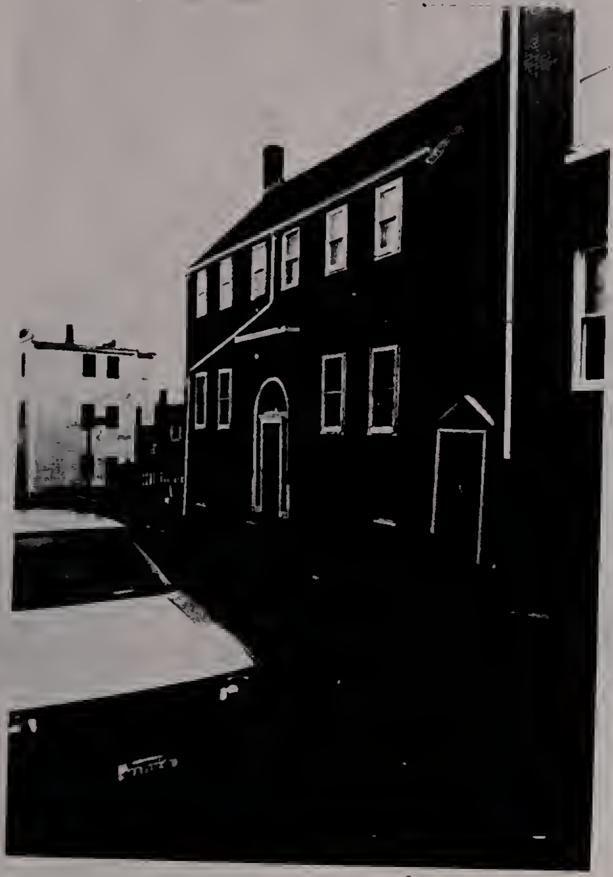
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Cross st. was only partially laid out and that Wm. Austen was in no way obligated to "open said Cross St. any further". Cross st. is referred to in a deed dated June 31, 1831 as "a new street running up from High st. by the house of Amos Haggett." The earliest indication of this house's existence occurs in a deed dated April 20, 1835. At that time William Raymond (occ?) sold this property to Jonas Bennett, "gentleman" of Charlestown for $300.00. Raymond owned several parcels of land along Cross st. during the early 1830's.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

- a deed dated 14 July, 1832 between William Raymond (grantee) and Joseph H. Gerrish of Carrollton Illinois, housewright (formerly of Charlestown ?) which mentions a dwelling house may refer to this property [316:426 - Middlesex]. In any event later owners included Samuel Dinsmore, "shipwright", later "carpenter at Navy Yard" (1872) - Dinsmore's heirs lived here until at least 1885. From ca. 1890 - 1934 this house was owned by Annabel M. Linscott (also J. Augustus Linscott, cutter).

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 27, 29 Cross st. COR. Hilary st.

NAME ____ present ____ original

MAP No. 29N-12E SUB AREA east

DATE ca. early 1830's source stylistic, deed information and initial street developement

ARCHITECT ____ source

BUILDER ____ source

OWNER William Austen (?) original ____ present

PHOTOGRAPHS CT- 3 - 3/5 - '86

TYPE ([✓ residential]) single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola — dormers —

MATERIALS ([✓ Frame]) clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick [✓ rubble stone basement] concrete iron/steel/alum.

BRIEF DESCRIPTION Late Federal wood frame vernacular double house - center hall plan - Rises 2-stories from high rubble stone basement to steeply pitched gable roof - Walls clad w/ wood shingles. 5 bays on 1st fl, 6 bays on 2nd fl of main facade. Curious entrance treatments - front door flanked by solid sidelights and surmounted by semi circular fanlight (possibly 20th c.) Above fanlight is Italianate bracketed door hood - difficult to say what original entrance treatments looked like - In general windows are fully enframed w/ 2/1 and 1/1 wood sash. 2nd floor windows are flush w/ the cornice. Bldg. enclosed by gable roof.

EXTERIOR ALTERATION minor [✓ moderate?] drastic ____

CONDITION [✓ good—fair] poor ____ LOT AREA 1512 (+1199?) sq. feet

NOTEWORTHY SITE CHARACTERISTICS prominently site on corner lot

(Map)

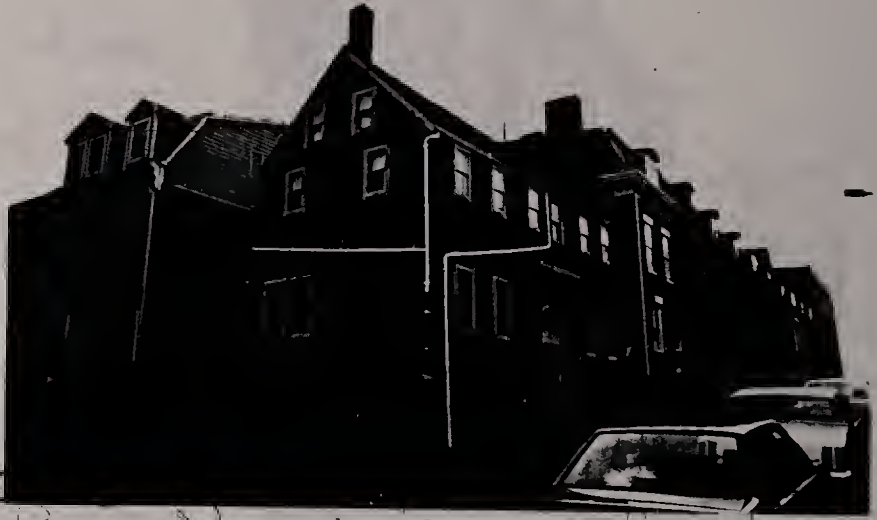
SIGNIFICANCE (cont'd on reverse)
#27, 29 Cross st. is an intriguing late Federal house which evidently dates to the ca. early 1830's residential developement of Cross st. - Cross st. lies just to the northwest of the Bunker Hill Monument Assoc. lands which were developed with substantial and modestly scaled housing beginning ca. late 1840's.

Bibliography - Maps - 1818, 1852
Atlases - 1863, 1875, 1885, 1892, 1901, 1911
Boston Directories - late 19th c.
Middlesex Deeds - 711: 526, 491: 175, 1031: 462
- For further Research see Probate (Middlesex Co) No. 22.35

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal	____	Conservation
Agricultural	____	Education
Architectural	x	Exploration/ settlement
The Arts	____	Industry
Commerce	____	Military
Communication	____	Political
Community/ development	x	



Significance (include explanation of th

Architecturally, this house is something of an enigma - this house may be traced back in Middlesex deeds to 1854 (further deed work and a study of Austen family probate records may help to pinpoint #27/29's date of construction). This house appears to be a ca. early 1830's Federal wood frame vernacular house. Curious features include its high rubblestone basement (the rather visually uneasy marriage of rubblestone basement and main block suggests that this house was moved to this site). Also of interest are the entrance treatments - Semi-circular fanlight w/ Italianate bracketed door hood about - evidently #27/29's entrance treatments have been altered on several occasions. This hou
Fenestration also strikes a curious note with 5-bays on the 1st floor and 6-bays on the 2nd floor of the main facade (as opposed to the more typical 5-bays over 5-bays). In addition the windows appear to be smaller than standard size early-mid 19th c. windows and the windows of the 2nd floor are flush with the cornice.

During the first half of the 19th century (possibly earlier?) this

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

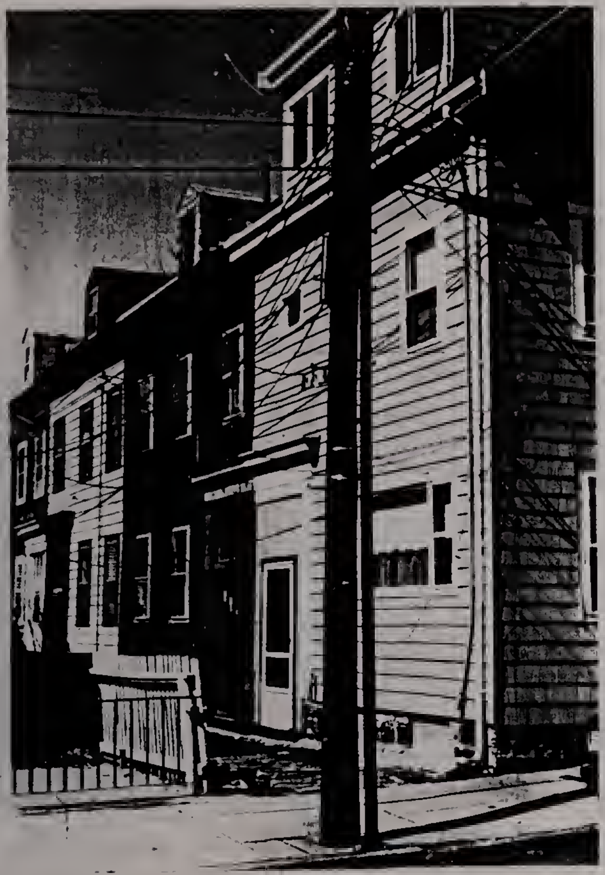
house's lot was part of the estate of William Austen. William Austin was born in Lunenburg, Ma. March 2, 1778 and died in Charlestown June 2 1841. The Austin family of Charlestown are descended from Richard Austin who became a freeman of the town in 1651. William Austen was a graduate of Harvard College (1779), a representative of Charlestown in the House of Representatives, a member of the Suffolk Bar and in 1749 was appointed schoolmaster and chaplain in the Navy (see Wm. Austen Biographical informa

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

William Austen's estate (including 27/29 Cross St's lot, was partitioned in 1854 - this house's owners during the 1850s/60's included James Darrow of Ipswich, Ma. (see Form on 5-21 Cross St.), George A. Whiting and Daniel E. Chase of Somerville. Chase owned this house until ca. 1880. From the early 1880's - early 1900's, Cushing Otis of Oliver Prime and Cushing Otis real estate owned this property. By 1911 this house (both halves) was owned by Mary P. [illegible]

BOSTON LANDMARKS COMMISSION Building Information Form Form No. Area Charlestown

ADDRESS Crystal Pl. COR. off Mead St.



NAME

present original Bunker Hill, South Slope Eden-Baldwin Sts.

MAP No. 29N-12E SUB AREA

DATE 1849-51

source

ARCHITECT

source

BUILDER Henry J. Call
Weston and Mason?

source

OWNER Charles L. Hendley

original present

PHOTOGRAPHS C-town--7.2/5.86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OF gable cupola -- dormers 1 per bldgs.

MATERIALS [✓ (Frame)] clapboards [✓ shingles] stucco [✓ asphalt] asbestos [✓ alum/vinyl]
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Row of modest wood frame workers houses with Greek Revival elements. 2-stories, side hall plans, paived entrances w/Greek Revival enframements, e.g. pilasters and cornice headed entablatures. Gable roofs w/single dormers.

EXTERIOR ALTERATION minor [✓ moderate] drastic Various types of modern siding, #1's dormer has been enlarged

CONDITION [✓ good] fair poor LOT AREA 1,2,3--892x3 sq. feet
4=900

NOTEWORTHY SITE CHARACTERISTICS Facer narrow, brick paved passageway

(Map)

SIGNIFICANCE (cont'd on reverse)
Crystal Place's moderately scaled Greek Revival dwellings provide a glimpse of a mid-19thc. Charlestown Workers' enclave. These buildings attest to the fact that the building boom of c.1837-1850 was extremely intensive--with the maximum number of units being built on available lots. Prior to 1837 these lots were part of the Isaac Mead Estate (see Form on 38 Mead St.

A

Bibliography--1875, 1885, 1872, 1901 Atlases
Charlestown Directories--1834-1874
Boston Directories--post 1875
Middlesex Deeds 511:457, 571:328 (see also 661:416, 761:284, 781:415

Moved; date if known 801:15, 831:379 and 971:535 for title to 2 Crystal Pl.

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	X	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	X				

Significance (include explanation of themes checked above)

Built c.1849-1851, Crystal Place's diminutive rowhouses apparently represent the work of Henry J. Call, carpenter and/or David B. Weston and Rufus Mason. On January 1, 1849, Henry Emerson, Boston trader, sold this group's lots to Chalres L. Hendley, morocco dresser (house 6 Henley Lane--1st listed in 1852) for $900.00. The Emerson-Hendley deed (Middlesex 511:457) does not mention building on these lots. Mention of buildings does occur in a deed dated July 29, 1851 (571:378)--at that time Hendley sold "the 2nd lot from Mead St." to Henry J. Call Carpenter. Call's construction activity in Charlestown was limited to c.1848-1851. From c.1851-1857 # Crystal Pl. was the residence of prolific mid-19thc. Charlestown "painters and glaziers" (also builders and real estate speculators) David B. Weston and Rufus Mason. Mason and Weston worked separately in Charlestown beginning c.1842, formed a partnership c.1850 and dissolved their business c.1863. Mason subsequently formed a painting (construction) partnership with son Geo. B. [Rufus Mason & Son which was active until the early 1870s] After 1863 Weston was a visitor for the Overseers of the Poor.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Weston and Mason are credited with the Italianate wood frame row at 19-35 Russell St. (1857), two groups of wood frame Italianate houses on Bolton Pl. (1861-62), 2, 4 Mason Ct., a double Italianate wood frame house, the Italianate wood frame row at 7-19 Wall St. and numerous other houses. By 1875, O.H. Wiley, fishdealer (55 Commercial Whf., Boston, owned #1 Crystal Pl., Geo. McCloskey Carver owned #2, Geo. Farmer, laborer owned #3 and H.A. Cook, occ. unlisted owned #4. By 1901 their group was owned by O.H. Wiley, "manager, 6 City Sq. house at Brookline, Lucy R. Tufts et al. at #2, Mrs. Geo. Farmer at #3 and Charles W. Stevens, "Manager, 55 Tremont St., house 26 Eden St. owned #4.

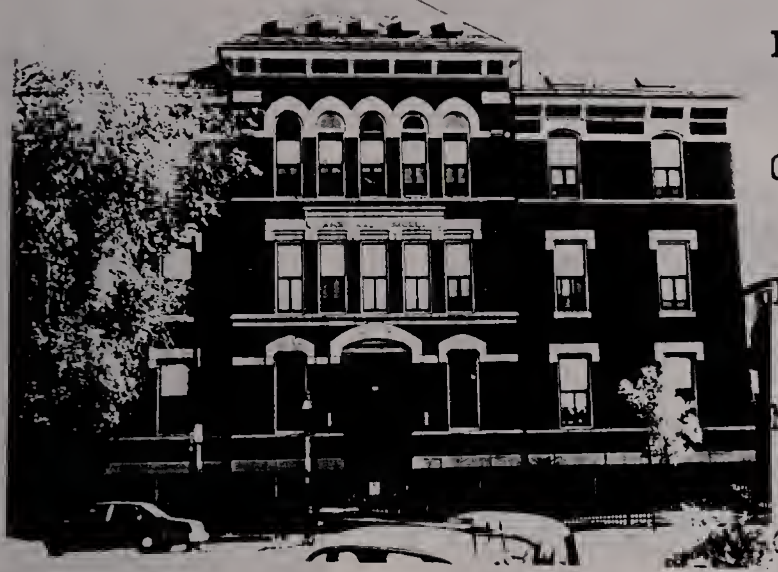
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 20 Devens st. COR. opp. Old Rutherford Ave.

Mary Colbert Apts. (present) Harvard School (original)

MAP No. 28N-12E SUB AREA Town Hill



TE 1871/72 source "Charlestown Enterprise" 4/20/1918 "Bears the Name of Fair Harvard" p-2 and placque on bldg.

CHITECT Samuel F.J. Thayer source "

ILDER ____ source

NER city of Charlestown (original) ____ (present)

OTOGRAPHS OT - 2.1/6-86, 9.2/6-86, 11. 1/1; 2/1,2-86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] School

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF Mansard cupola missing dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone trim concrete iron/steel/alum.

BRIEF DESCRIPTION Large red brick, granite trimmed primary school building designed in Second Empire/High Victorian Gothic style. Tripartite main facade w/ projecting center pavillion (5 bays) w/ flanking 2-bay "wings". 8-bay side walls. In general facades characterized by striking polychromatic sensibility - w/ red brick contrasting w/ light gray granite trim. Horizontal accents provided via continuous belt sill and lintel courses. Main entrance (Devens st. facade) set within wide slightly pointed segmental arch - these granite arches are repeated at center pavillions first floor windows and at 5 closely spaced windows of the 3rd fl and 2 windows each of flanking wings. All other windows exhibit hood moldings (w/tabs). On the wide granite course above the center pavillions 2nd floor windows is raised granite lettering which reads "HARVARD School 1871" - an identical date placque appears above the 2nd floor windows of the Prescott st. facade. Bldg. enclosed by pyramidal mansard roof (central pavillion). Wings enclosed by hip/mansard rf. Roof slates are mostly intact.

EXTERIOR ALTERATION [✓ minor] moderate drastic Bldg is missing its cast iron cresting along roof ridge and cupola once located behind central pavillions pyramidal roof.

CONDITION [✓ good] fair poor ____ LOT AREA 16306 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Faces well-maintained, wrought iron fence enclosed front yard - overlooks Gothic Revival St. John's Episcopal church (1841)

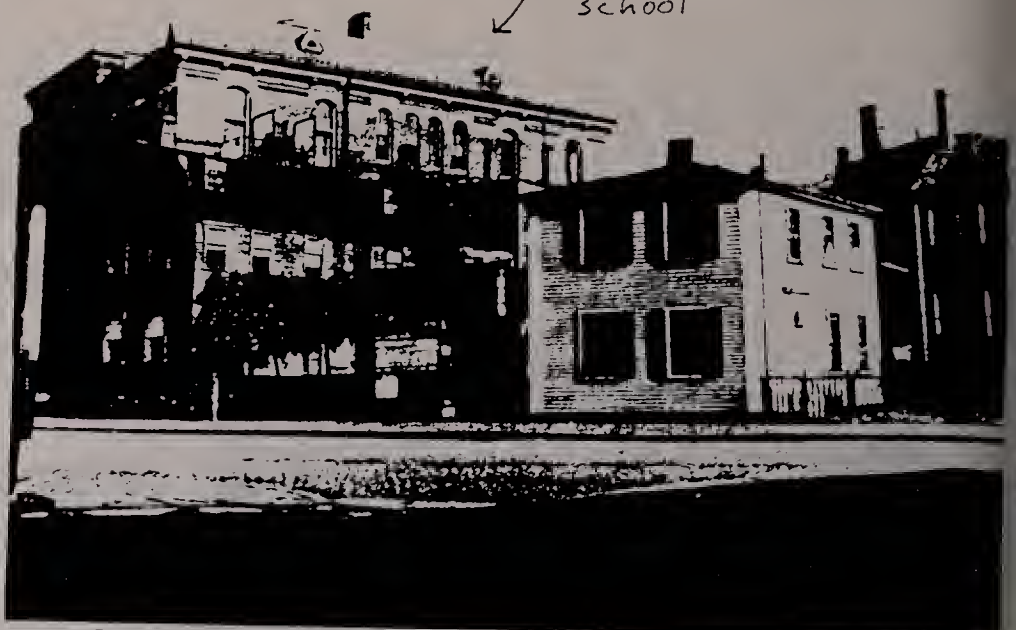
(Map)

SIGNIFICANCE (cont'd on reverse)

The Harvard School is architecturally significant as a fine excample of early 1870's Second Empire/High Victorian Gothic primary school design. In typical Second Empire fashion its main facade is divided into 3-parts with a projecting center pavillion capped by a low pyramidal, slate shingle covered roof. Formally finished on all four sides, its walls are characterized by a striking polychromatic effect achieved via contrasting red brick materials

Bibliography - Atlases - 1875
Charlestown Enterprise" April 20, 1918 p. 2
"The New Enterprise" Dec 6, 1884 p. 1 -
"Historical note"
Buildings on Paper: Rhode Island Architectural Drawings 1825-1945 - p 235
BPL Architects File - S.F.J. Thayer

Listed in Town Hill N.R. District 1973



c. 1921 Photo - Collection of S.P.N.E.A.

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal	____	Conservation	
Agricultural	____	Education	X
Architectural	X	Exploration/ settlement	
The Arts	____	Industry	
Commerce	____	Military	
Communication	____	Political	
Community/ development	X		

Significance (include explanation of themes checked above)

and granite trim - e.g. belt courses, sill/lintel courses etc. Particularly noteworthy are slightly pointed segmental arches in High Victorian Gothic tradition.

The Harvard school, built in 1871/72 represents the work of important Boston architect Samuel F J. Thayer.

The Harvard school was evidently built to replace the old ca. 1840's Harvard school (still extant, but considerably altered for condominiums) at 47 Harvard St This school was named for John Harvard early settler of Charlestown, minister of First Parish Church on Town Hill (1630's) and founder of Harvard College. It is interesting to note that a public school was established in Charlestown 5 years after its settlement in 1629. The first Harvard Grammar school built after the Revolution was completed on Town Hill in 1801. The grammar school still extant at 47 Harvard St. dates to ca. 1847/48.

The "new" Harvard School house was erected in 1871 at a cost of $125,000. (The school was "divided into the upper and lower department, the upper consisting the grammar department and the lower, the writing department". A Charlestown Enterprise reporter, in an article dated 4/20/1918 noted that "Architecturally it is a most attractive structive of 3-stories and still has a comfortable look of quiet and dignity." The reporter also notes that "the field from which this school drew its scholarship included the streets largely in those sections locally "dubbed" "the Gate near the Navy Yard gate;" "Happy Valley" as the locality about the State Prison; "Town Hill" and "Training Field". The "Gaters" were among the poorest

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

but turned out many good students. In sports, teams generally consisted of the "Gaters" vs. "Prison Pointers" and these two Charlestown groups vs. the "Glass House Bullies" from East Cambridge.

The Harvard School was designed by Samuel F. J. Thayer (aug 20, 1842 - Mar 1, 1893) He was a lifelong native of Boston. He entered the office of J.D Towle at 16 - leaving to enlist in the Union Army during the Civil War. On returning to civilian life he started his own architectural practice. The Harvard school, Charlestown Ma., represents an early, important commission but evidently, it was his victory in the prestigious Competition for the Providence City Hall in 1874 that really boosted

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

his career and led to other public commissions. His best known works - in addition to the Providence City Hall - were town halls in Brookline, Ma., Stoughton, Ma. and the Nevins Memorial in Methuen Ma.

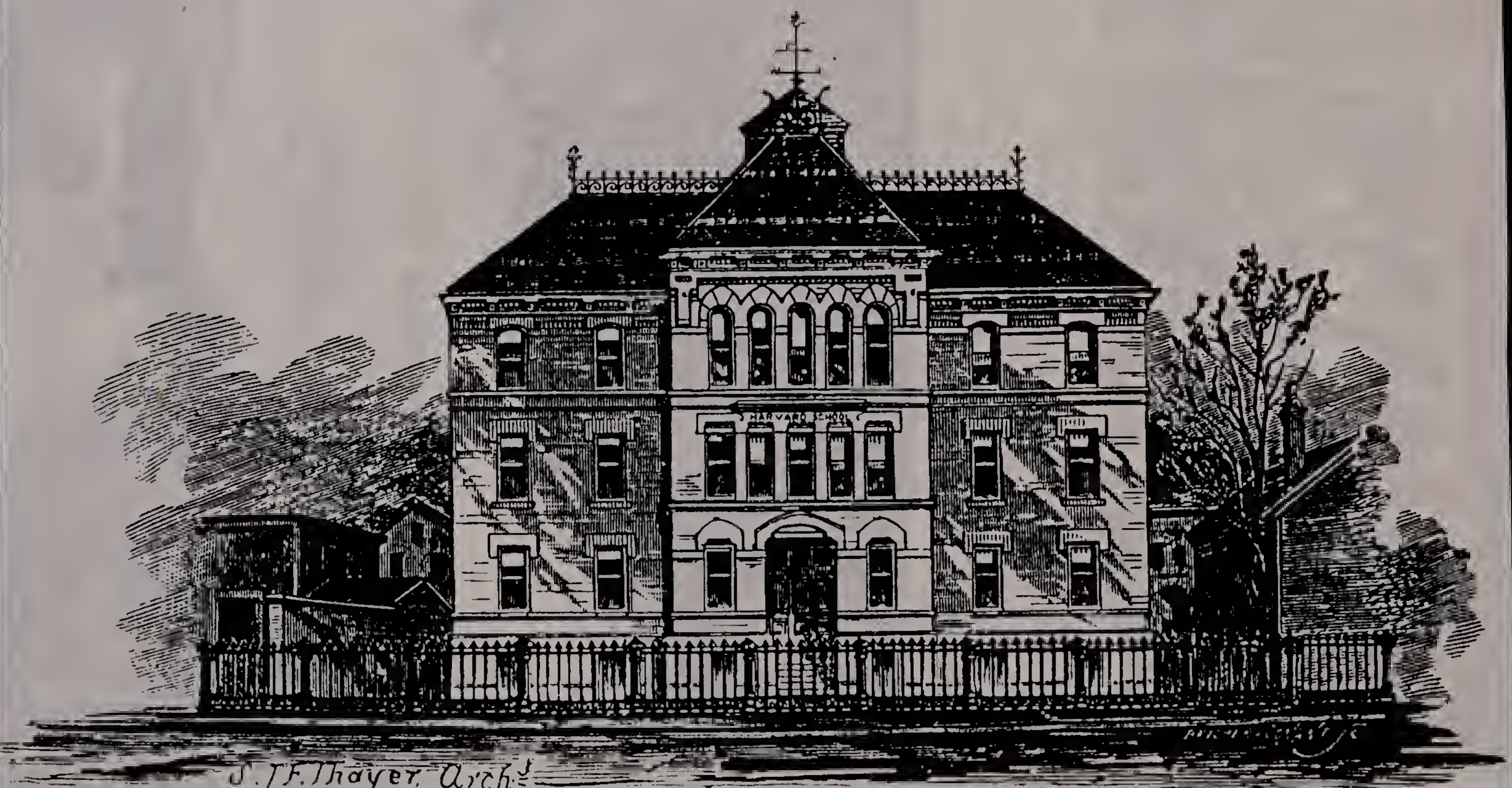
(My guess is that Moses A. Dow who owned considerable property on Town Hill/Harvard and in Stoughton, Ma - most notably the late 1860's Dow Block - was probably responsible for hiring Thayer, architect of Stoughton's City Hall, to design the Harvard school.

He was also responsible for the design of Dartmouth College's library building, Wilson Hall, the Farragut House at Rye, N.H. and the Potter Bldg in Boston.

The Harvard School was adapted for reuse as elderly housing in 19__.

CHARLESTOWN RC · 20 DEVENS ST.

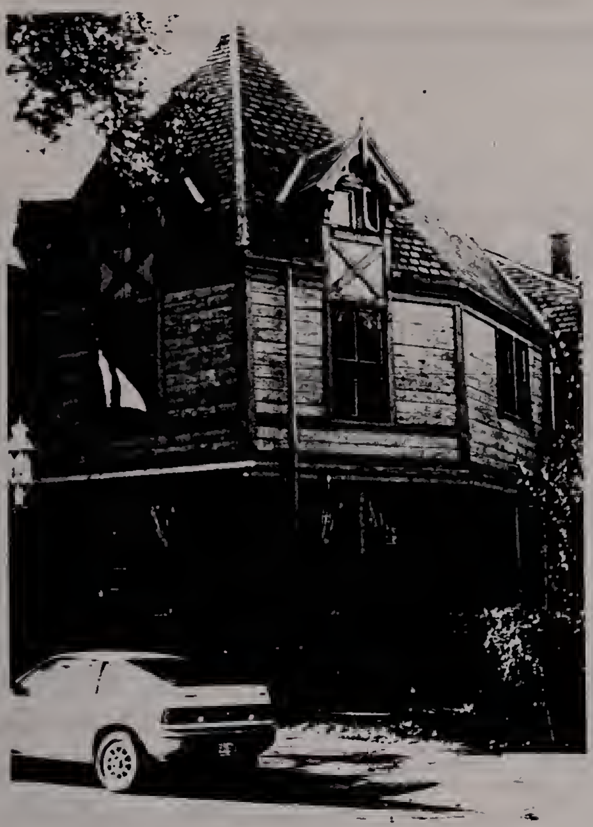
From collection of Boston Athenaeum



S. J. F. Thayer, Arch't

HARVARD SCHOOL HOUSE. Charlestown

BOSTON LANDMARKS COMMISSION Building Information Form Form No.___ Area Charlestown



ADDRESS 27 Devens St. COR. near Old Rutherford Ave.

St. John's Episcopal church

NAME Parish House (present) St. John's Episcopal Church Chapel (original)

MAP No. 28N-12E SUB AREA Town Hill

DATE 1870's and 1901 B.P.L. Bldgs. file; "Charlestown Enterprise" sept 14, 1901, p.1 (source)

1870's - Ware and Van Brunt

ARCHITECT 1901 - P.C. Barney "Charlestown Enterprise" (source)

BUILDER 1901 - F.G. Coburn and Co. " (source)

OWNER Trustees of St. Johns Episcopal Church (original) (present)

PHOTOGRAPHS CT-9- 3/5-86

TYPE [✓ residential] single double row 2-fam. 3-deck ten apt. [✓ Parish House]
(non-residential)___

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF pyramidal cupola — dormers 3

MATERIALS (Frame) [✓ Flush boards - 2nd floor] clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick - 1st Floor] stone___ concrete iron/steel/alum.

BRIEF DESCRIPTION Picturesquely rendered Parish house - consists of 4-sided, projecting main faced segment attached to essentially rectangular rear segment. 1st floor composed of brick w "zipper-like" pattern of interlocking bricks at corners. 1st floor windows are slightly recessed within masonry wall - w/ wooden enframements, 1/1 sash. Second floor (original 1st fl) exhibits Carpenter Gothic / stick style surface treatments - e.g. flush board sheathing overlaid w/ horizontal and vertical boards (at edges, as sill course etc.) window bays on 3 sides, carried through roof line via apron panels w/ X-shaped boarding within panels to dormers with gable roofs exhibiting brackets, trefoil bargeboards and King posts.

EXTERIOR ALTERATION minor moderate [✓ drastic] Bldg. transformed from 1½ story wood frame Chapel to 2 story Parish house with new brick 1st fl.

Note: 2nd floor painted w/ appropriate gray, blue-gray color scheme May 1987

CONDITION [✓ good - fair] poor___ LOT AREA 5653 sq. feet

NOTEWORTHY SITE CHARACTERISTICS___

Bldg. enclosed by steeply pitched pyramidal roof with copper edging and slate shingles mostly intact. Roof originally culminated in copper finial.

(Map)

SIGNIFICANCE (cont'd on reverse)

Bordering the curving, tree shaded path of Devens St., St. John's Episcopal Church Parish House, together with the crenallated towered Gothic Revival St. John's Episcopal Church, provides a picturesque glimpse of Victorian Charlestown. Architecturally, St. John's Parish House represents a unique marriage of astylistic early 20th c. ground floor with an early 1870's Carpenter Gothic / stick style second floor. The second floor, with its pyramidal roof was originally a

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
"Charlestown Enterprise" Sept 14, 1901 p. 1
B.P.L. card file - Fine Arts Dept.
J. F. Hunnewell A Century of Town Life
Walter H. Kilham - Boston After Bulfinch - 78, 79

Listed in Town Hill N.R. District

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal	____	Conservation	____	Recreation	____
Agricultural	____	Education	____	Religion	x
Architectural	x	Exploration/ settlement	____	Science/ invention	____
The Arts	____	Industry	____	Social/ humanitarian	x
Commerce	____	Military	____	Transportation	____
Communication	____	Political	____		
Community/ development	x				

Significance (include explanation of themes checked above)

1½ story wood-frame chapel designed by the important Boston-based architectural firm of Ware and Van Brunt. It was built to house St John's large Sunday school on this site ca. mid 1870's. St John's Parish House 2nd floor is the only example of the stick style in Charlestown. characterized by flush board sheathing overlaid in the stick style manner with horizontal and vertical boards the old chapel's three dormers exhibit large apron panels with X-shaped "stick" ornamentation and trefoil bargeboarding which clearly echos the Gothicism of St. John's Episcopal Church next door. In a sense, St John's Parish House represents an interesting early 20th century historic preservation project—here, the old 1870's chapel was hoisted up onto a new brick ground floor.

St John's Parish House site was occupied by a bake house prior to its construction in 1872. This bake house appears as a 2½ story, wood frame, vaguely Greek Revival domestic scale structure with an open porch in an engraved frontis piece to "The Convent of Massachusetts, published by Charlestown's St. John's Church in 1860. The 1868 Sanborn atlas, however, shows the front (Dever st-facing) portion of the Bake House as 1½ stories with a rear ell composed of a long rectangular wooden stable and a small 2-story segment labeled "Bake House, with special hazard Hunnewell's assertion that St. John's Chapel was built in 1872 is challenged

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

by the 1875 Beers Atlas of Charlestown—the chapel is not shown on the 1875 Atlas St. John's Chapel have been built at the same time as the 1876/1877 interior renovation of St. John's Church. In any event St. John's Chapel is shown on the 1885 Charlestown Atlas. It represents the work of the important, Boston-based architectural firm of Ware and Van Brunt. William Robert Ware (1832-1915) was born in Cambridge, Ma., educated at Exeter and Harvard (1852) and studied in the offices of E. C. Cabot, architect of the Boston Athenaeum and Richard Morris Hunt. In partnership with Henry Van Brunt, he built the First Church in Boston, the old Union Station at Worcester, the

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Episcopal Theological School in Cambridge, Memorial Hall at Harvard, the Harvard Medical School on Boylston st (no longer extant) and many other buildings. In 1863-1865 Ware established an atelier in Boston and in 1865 took charge of the newly founded Massachusetts Institute of Technology Architectural School. It was Ware who brought the French architectural teacher Eugene Letang to teach at M.I.T. Ware moved to New York in 1881, after firmly establishing the Beaux Arts system of education in Boston. From 1881-1903, Ware founded and taught at the School of Mines of Columbia College in New York City. Ware is widely regarded as the founder of American architectural education.

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

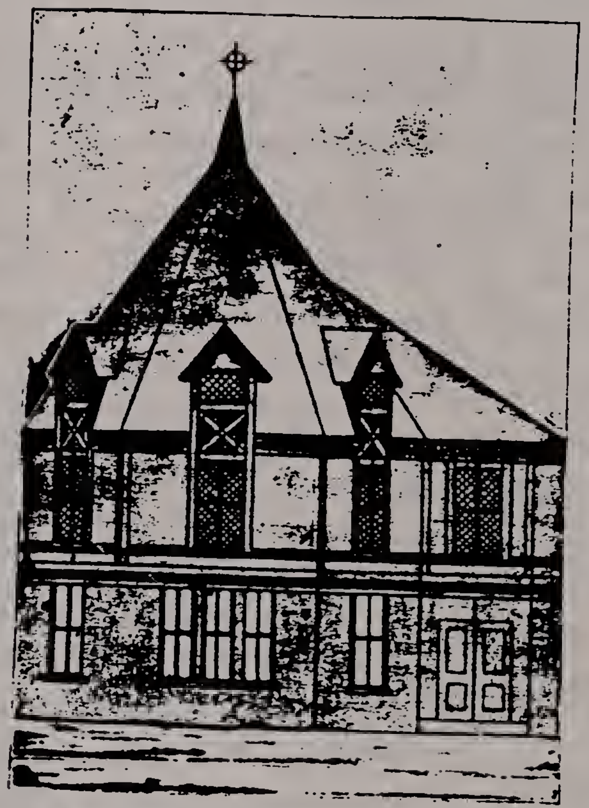
Community: charlestown, Ma.	Form No:
Property Name: 27 Devens st. ST John's Episcopal church Parish House	

Indicate each item on inventory form which is being continued below.

ST. John's Chapel was transformed into ST. John's Parish House during the Fall of 1901. It was completed at the time of the church's 60th Anniversary in November, 1901. It was completed under the leadership of Rev. Philo Woodruff Sprague, pastor of ST. John's from 1884-1927. P. C. Barney is credited with the Chapel/parish House transformation (Further research is needed on P. C. Barney). F.G. Coburn and Co., Contractors, were hired to work on this project. It was noted in a "Charlestown Enterprise" article dated Sept 14, 1901 that "the structure (chapel) will be raised one story and the present rooms allowed to remain. The improvements will be made on the lower floor. Six rooms are provided for, a choir room, 20' by 19' double parlor 28½' x 14' and 16' by 28', men's meeting room (20'x 17'), boys room 21'x 19' and a kitchen (10'x 14'). The entrance will be from the side directly at the end of the passageway as at present. The interior and exterior will be plain, yet tasteful and the entire structure will be an attractive as well as commodious addition to the church property. The lower story will be of brick and the upper being of wood it has distinctive features that finely harmonize with the quaint little granite church of which it is a part." The committee in charge of the planning and work consisted of the two church wardens—Dr. Joseph Williams and Dr. E.E. Allen and the treasurer, George Fottler. The improvements cost $3200, of which $2800 was paid to the builders.

FROM "Charlestown Enterprise" Saturday, September 14, 1901

ST. JOHN'S PARISH HOUSE.



THE LADIES WILL HOLD A FAIR

In the New Parish House When It Is Completed in November.

Plans have been prepared and the contract awarded for the alterations of the chapel of St. John's Church into a parish house and work will commence at once so that the building will be ready on November 10 for the sixtieth anniversary of the consecration of the church. It is proposed to open a fair on that date, and the ladies are going ahead with the arrangements for the event.

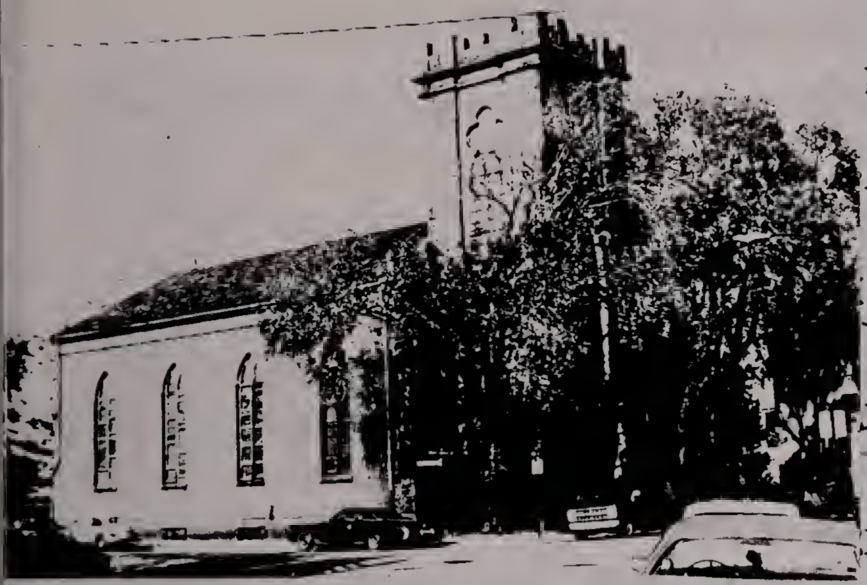
P. C. Barney is the architect and F. G. Coburn & Co., the contractors for doing the work on the building. The structure will be raised one story and the present rooms allowed to remain. The improvements will all be made on the lower floor.

Six rooms are provided for, a choir room, 20 by 19 feet, a ladies' double parlor, 29 by 14 feet, and 16 by 28 feet, men's meeting-room, 20 by 17 feet; boys' room, 21 by 13 feet, and a kitchen, 10 by 14 feet.

The entrance will be from the side directly at the end of the passageway as at present. The interior and exterior painting will be plain yet tasteful, and the entire structure will be an attractive, as well as commodious addition to the church property.

The lower story will be of brick, and the upper being of wood it has distinctive features that finely harmonize with the quaint little granite church of which it is a part. The two wardens of the church, Dr. Joseph Williams and Dr. E. E. Allen, and the treasurer, George Fottler, are the committee in charge of the work and their ideas have been largely followed in preparing the plans. The improvements will cost fully [illegible], of which $2500 will be paid the builders.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 31 Devens st. COR. Old Rutherford Ave.

NAME ST. Johns Episcopal church (present) same (original)

No. 28N-12E SUB AREA Town Hill

1841 Hunnewell "Century of Town Life" (source)

ITECT Richard Bond B.P.L. architects file
77 interior renov: A.C. Martin (source)

DER ____ (source)

R Trustees of ST. Johns Episcopal church (original) (present)

PHOTOGRAPHS CT-9-3/4-86

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ non-residential] church

NO. OF STORIES (1st to cornice) 1 plus 3-story tower, basement

ROOF Gable cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other] [✓ brick sidewalls] [✓ stone Granite MF, tower] concrete iron/steel/alum.

BRIEF DESCRIPTION Early Gothic Revival church – main facade dominated by low and square crenallated tower containing the vestibule. Abutting tower is rectangular nave w/ brick and granite trimmed side walls. Nave enclosed by broad gable roof. Tower, main facade composed of dark ashlar granite. Tower's Devens st. facade exhibits entrance set within broad pointed arch. Still intact are Victorian multi panel doors w/ pointed arch panels. Above door is transom w/ stained glass. 2nd level of tower features tall pointed arch window. Nave walls flanking tower feature tall pointed arch windows containing stained glass. Nave's Devens st. wall culminates in crenallation echoing that of the tower. Brick side walls exhibit low, granite faced basement with 4 regularly spaced basement windows which correspond with tall pointed arch windows directly above – in general church's windows are edged with granite borders and contain wooden tracery and stained glass (mostly intact). Rear wall of nave possesses single pointed arch stained glass window. Side walls culminate in shallow, dentillated corbel table.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 4752 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Prominently sited on large corner lot; together with stick style parish house forms picturesque vignette of mid 19th c. Charlestown. Church located across street from High Victorian Gothic Harvard School (1871)

(Map)

SIGNIFICANCE (cont'd on reverse)

ST. John's Episcopal church is architecturally significant as a well executed exponent of the Early Gothic Revival style. Built in 1841, it is part of a now greatly reduced collection of ca. 1830's/1840's eastern Massachusetts Gothic Revival churches characterized by the use of dark ashlar granite, pointed arch and trefoil windows and above all, the crennallated

Bibliography - Maps-1852
Panoramic view (Mallory - Charlestown/Boston - 1848).
B.P.L. architects File - Richard Bond
W. Cutler - slides of old Charlestown V. 2
J.F. Hunnewell - A Century of Town Life
"Our Journal of ST. John's Fair" Nov. 3, 4. 5, 1926
"Journal and Year Book of ST John's Church Fair" ca. late 1930s.
Wm. H. Pierson Jr. - American Buildings and Their Architects pgs 113-148
Boston After Bulfinch - Walter H. Kilham p.45 - 1946

Listed in Town Hill
NR District

Moved; date if known ____________

Record of Boston streets - street commissioners Report - 1910

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education	x	Religion	x
Architectural	x	Exploration/ settlement		Science/ invention	
The Arts	x	Industry		Social/ humanitarian	x
Commerce		Military		Transportation	
Communication		Political			
Community/ development	x				

Significance (include explanation of themes checked above)

tower. ST John's Episcopal church is said to possess the earliest figured stained glass window in Charlestown (memorial window to brick manufacturer Peter Hubbell, above the alter). This church represents the work of important mid 19th Century Boston-based architect Richard Bond. ST. John's is the first Episcopal church organized in Charlestown. Among the founders of this church were George A. Kettel, merchant and developer of Chestnut st. Charlestown and Charles W. Moore, editor of the Bunker Hill Aurora. Perhaps st. John's Episcopal church's best known pastor was Philo Woodruff Sprague. He was rector of this church from 1884-1924 and rector emeritus 1924-1927. Together with ST John's Episcopal Church's stick style Parish House next door, this church forms one of Charlestown's most picturesque 19th c. vignettes.

ST John's Episcopal church represents the work of Boston-based architect Richard Bond. He was active in Boston area architectural circles from ca. 1830s (1860's. Evidently Bond started out as a draughtsman - he is first listed as an architect in 1848. He is credited with having planned and/or built a number of important buildings in Boston and vicinity. He is probably best known as the architect of Gore Hall at Harvard College. This Gothic Revival library, designed by Bond in 1848, stood on the site of the present Widene library. Bond is said to have designed the old Tremont Bank in Boston, the Granite Court house on Federal st. Salem (1839) as well as Salem's City Hall at 93 Washington st (1837-38). Bond is also credited with

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Lewis wharf 14-40 Lewis wharf (1836-38) and 28-32 Atlantic Ave. He is know to have submitted plans for the Chapel at Mount Auburn Cemetery (plans in collection of S.P.N.E.A.). Above all, Bond seems to have been a church architect - he was responsible for the First Methodist Church on Temple st. Boston (1835-36), Federal st. Baptist church (1847), 13th Congregational Church, Beach st and Harrison Ave (1848), Rowe st. Baptist church (18 Bowdoin sq. Baptist church (site of present New England Telephone Co. Bldg, 1848 and the Winthrop Church, Green st., Charlestown (still extant but in an altered state). According to B.P.L. architects file information, Bond was

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.) at one time associated with Boston architect Charles E. Parker. ST John's Episcopal church is by no means the earlie Boston area church of its type - Bond was evidently influenced b the similarly rendered churches of George Brimmer - e.g. Old Trinit church on Washington st., Boston (1828) and the Solomon Willard-designed ST. John the Evangelist church on Bowdoin st., Boston (1831). ST John's Episcopal church in Charlestown is very similar

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community:	Form No:
charlestown, Ma.	

Property Name: 31 Devens street
ST John's Episcopal church

Indicate each item on inventory form which is being continued below.

to ST John the Evangelist in terms of scale, form - particularly the proportions of the Bowdoin st. church's tower. Bond seems also to have studied Old Trinity church closely for elements such as the broad pointed arch entrance, tall center tower window, quatrefoil tower window and crenallated tower and end wall of the nave. Built in 1841 - ST. John's Episcopal church is a product of the later years of the early Gothic Revival style in American ecclesiastical architecture. As early as 1805, the Gothic Revival style was utilized by Benjamen Latrobe in the design of Christ Church in Washington, D.C. The Maximillian Godefroy-designed ST. Marys chapel (1806) in Baltimore, Maryland is another early example of this style. William H. Pierson states that "In America the introduction of the Gothic style was associated with a period of notable expansion in the church, an expansion stimulated in part by the growth of the country at large. Moreover, during the first two decades of the nineteenth century the Episcopal and Roman Catholic faiths in particular enjoyed a period of consolidation and growth which resulted in a substantial number of new churches." Many of these churches were designed in the Gothic Revival style and it was via these churches the the style first made its way into American architecture". Walter Kilham, writing in Boston during the late 1940's, asserts that "the Gothic style came into vogue because of a growing feeling that the Gothic style in any form was more appropriate for worship than the old meeting house type." The Gothic Revival style in America was a British import - inextricably bound to an interest or new awareness of medieval christianity, the writings of John Carter, Augustus Welby Pugin, the novels of Sir Walter Scott, the rebuilding of the English Houses of Parliament in London (1836) etc.

ST. John's Episcopal church's beginnings in Charlestown may be traced back to "a meeting of a number of gentlemen which took place at the home of the Navy Yard's Chaplain in November, 1838." This group listened to proposals for the establishment of an Episcopal church in Charlestown set forth by Rev. Thomas Clark of Boston, later Bishop of Rhode Island. This group voted to hold a public meeting at City Square's Fuller's Hall. The first Episcopal Sunday services were subsequently held at said hall on November 28, 1838. The beginnings of ST. John's are rooted, in part, to the Dioscesan convention of 1839 - it was recommended to this Convention

and Worcester,
MA. – rapid growth was the overriding reason for establishing churches in these communities. By January 1840, Episcopal services had been moved from Fuller's Hall to Charlestown's Town Hall. The cornerstone of the present ST. John's Episcopal church was laid on May 5, 1841. This building was consecrated in November, 1841. Among the founders of this church were Joshua Bates Jr., public school teacher, George Adams Kettel, heir to the Nathan Adams estate and developer of Chestnut st, Charlestown, Captain Joel Abbott, Charles W. Moore, editor of the Bunker Hill Aurora and Boston Mirror and Samuel J. Bridge.

ST. John's interior's first major renovation occurred in 1876/1877. Its pre mid 1870's appearance was "distinctly low church, of the meeting house type, with galleries on three sides and the organ in the rear and lacking the pointed arches that today set off a sanctuary and Choir. Two straight back chairs and a communion table stood within the square communion rail and box pews filled the nearly square auditorium." Hunnewell notes that [written ca. 1888] "extensive alterations and improvements were made inside the church by A.C. Martin, architect in 1877.... these fittings are neat and recently added chancel furniture is good a appropriate. Conspicuous behind the alter is the only memorial window of stained glass in the town, placed there in memor of Peter Hubbell, for many years the efficient sexton w who died in January, 1871 (Hubbell was a well-to-do brick manufacturer who lived on Monument Square and evidently built #'s 1,2 Laurel st.). The Hubbell memorial window replaced a stained glass window of unfigured diamond-shaped panes. Cutler notes that prior to 1876 "there was no chancel in the church, but only a very small. slightly raised sanctuary bounded on three sides by a common rail and containing a communion table, two chairs and a lectern. Cutler observes that the pointed arches at the alter were added in 1876 – at that time the organ was brought down from the gallery and raised choir stalls were installed in the chancel along with clergy stalls, a lectern and pulpit. In 1926 several stained glass windows in the church were restored by Vaughn and O'Neil of Boston. This firm was hired to "restore the original firmness and brilliancy of the memorial alter window and two others with the addition of heavy protecting glass on the outside of each to preserve for many years." The 1926 window restoration involved leading, soldering, carpentry and painting – tasks completed at a cost of $550.00. At that time "a new illuminated cross 8' tall was erected on the front of ST John's just below the quatrefoil window of the tower's Devens street facade. In 1928 a bronze tablet memorializing Philo Woodruff Sprague was installed in the church. This tablet reads "In Sacred Memory of Philo Woodruff Sprague, Beloved Rector, 1884-1924, Rector Emeritus 1924-1927

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: charlestown, Ma.

Form No:

Property Name: 31 Devens st
ST. John's Episcopal church

Indicate each item on inventory form which is being continued below.

Prophet of Social Righteousness. Friend to The Community, inspired Preacher. IN whom the Love of God was made manifest" philo W. Sprague was a descendant of the Spragues who first settled Charlestown in 1629. The Sprague tablet was designed by the office of Cram and Ferguson and was executed by the Gorham company of Providence, Rhode Island. For ST. John's congregation, this tablet represented "the best we could secure in artistry and religious feeling." In 1941, Siberian Elm trees were planted in front of the church. Tall Lombardy poplar trees had been planted at the rear of the church in 1939. The hurricane of 1954 blew down the elms in front of the church. "but they were pushed back up again."

ST. John's Episcopal church was founded on the eve of charlestown's mid 1840's population/building boom. By 1840 charlestown had, in 40 years, grown from a community of 2700 people to one of 11,500. Until as late as 1800, There had been only one church in Charlestown – the First Parish church on Harvard or Town Hill. By 1840 there were ten congregations divided among six denominational bodies.

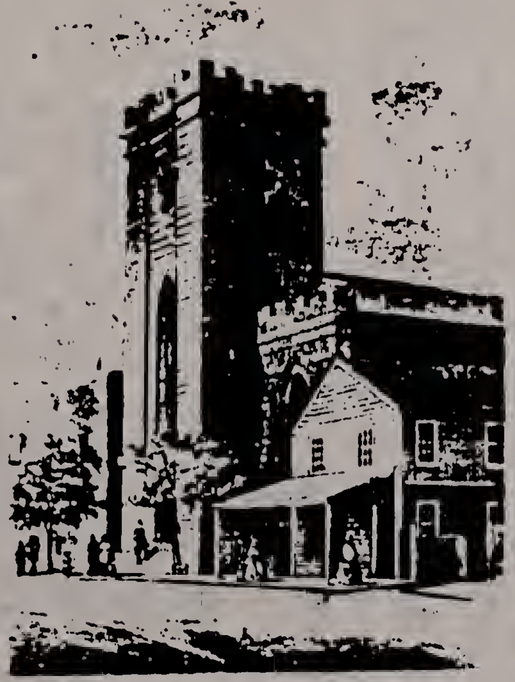
Devens st. was the outermost street in Town Hills organic, 17th century street pattern. In colonial times it was called Crooked Lane and was known as Bow street until March, 1882 – at that time it was renamed Devens street – evidently in honor of merchant and shipowner Richard Devens, an early 19th century resident of Bow street (in 1835 he moved to a brick house at the corner of chelsea and Prospect sts. He died in October, 1847). Mr. Devens was one of The original members of the Unitarian Society and church. For several years he was a director of The Bunker Hill Bank. Charles Devens, Civil War officer and attorney General of the U.S. in the Cabinet of President Rutherford B. Hayes (late 1870's) lived nearby at 31 Union street.

Note: for further information on Richard Bond, see 1984 Boston university dissertation on Alexander Parris by Edward F. Zimmer.

Wolcot Cutter - slides of Old Charlestown v. 2

CHA 152-A1

ST. JOHN'S EPISCOPAL
CHURCH BESIDE THE
BAKEHOUSE ON BOW
STREET.

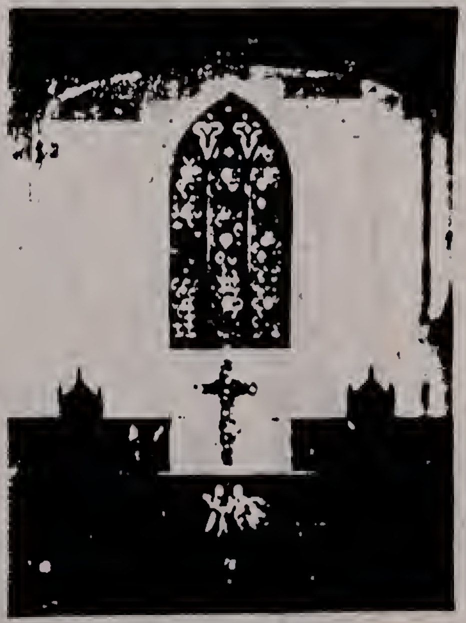


Frontispiece to "The Convert of Massachusetts", an anonymous book of 175 pp., published by the Parish of St. John's Church, Charlestown, Mass., in 1860. This entire book was reprinted in "Tales Illustrating Church History", Vol. 3, London, 1877, a copy of which is to be found in the Boston Public Library.

The Bake House property was bought by St. John's Church in 1870 or so, and a chapel erected for the use of the very large Sunday School, which exceeded 350 from 1869 for many years. The chapel was raised up and parish rooms installed under it during the early years of the rectorship of the Rev. Philo W. Sprague, 1884-1923.

CHA 152-A 2

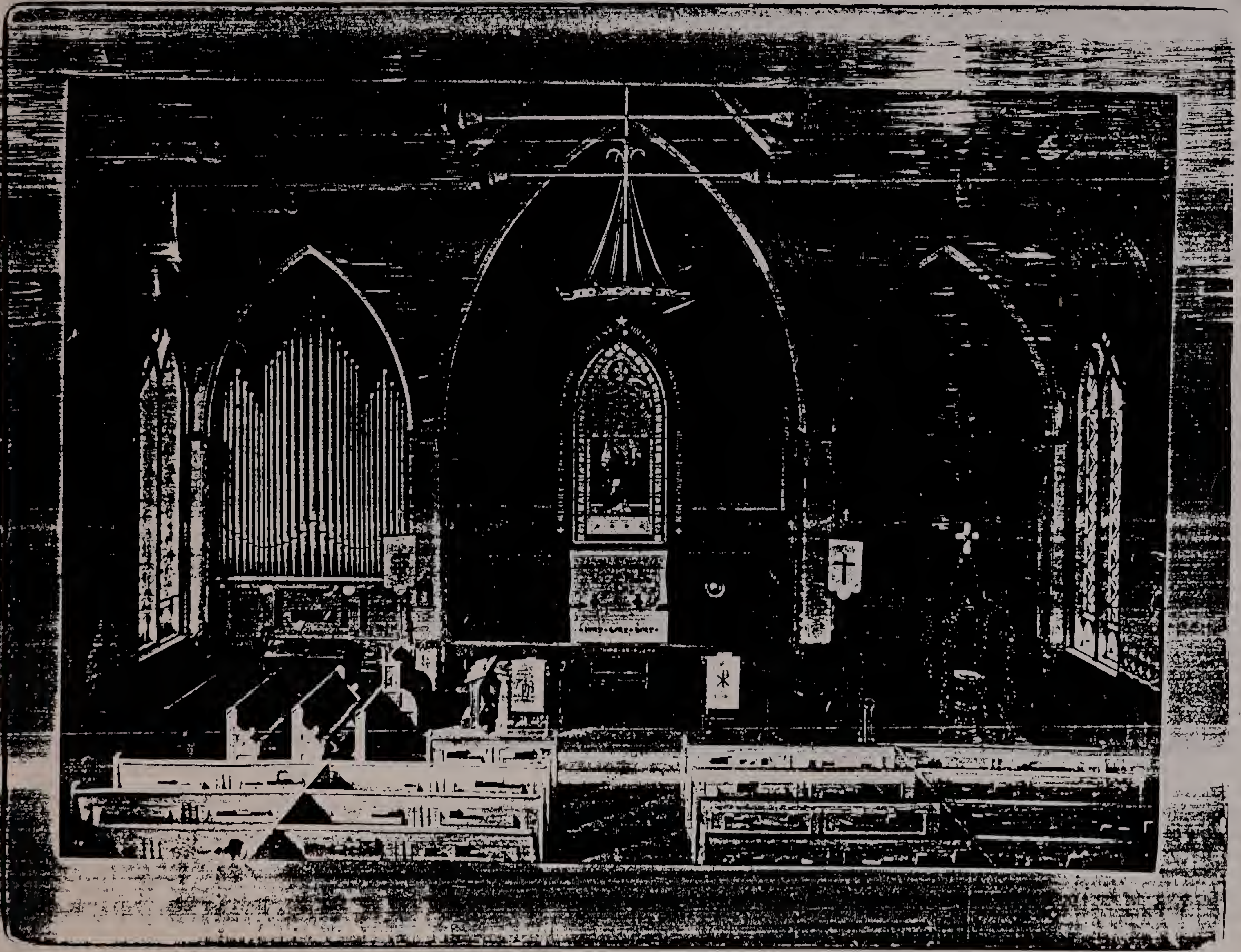
ST. JOHN'S EPISCOPAL
CHURCH INTERIOR
in 1870 or so



From an old photograph that was taken some time before the remodelling of the Church in 1876. There was then no chancel in the Church, but only a very small slightly raised sanctuary bounded on three sides by a communion rail, and containing a communion table, two chairs, and a lectern. Both the vase of flowers and the floral cross appear to be standing at the head of the center aisle outside of the communion rail. The stained glass window is of unfigured diamond-shaped panes, antedating the present window that James F. Hunnewell, in his "Century of Town Life" calls the earliest figured window in Charlestown.

26.2?

Bosienis
.SUC
Interior of St Johns
Episcopal church,
Devens St.
Post 1876



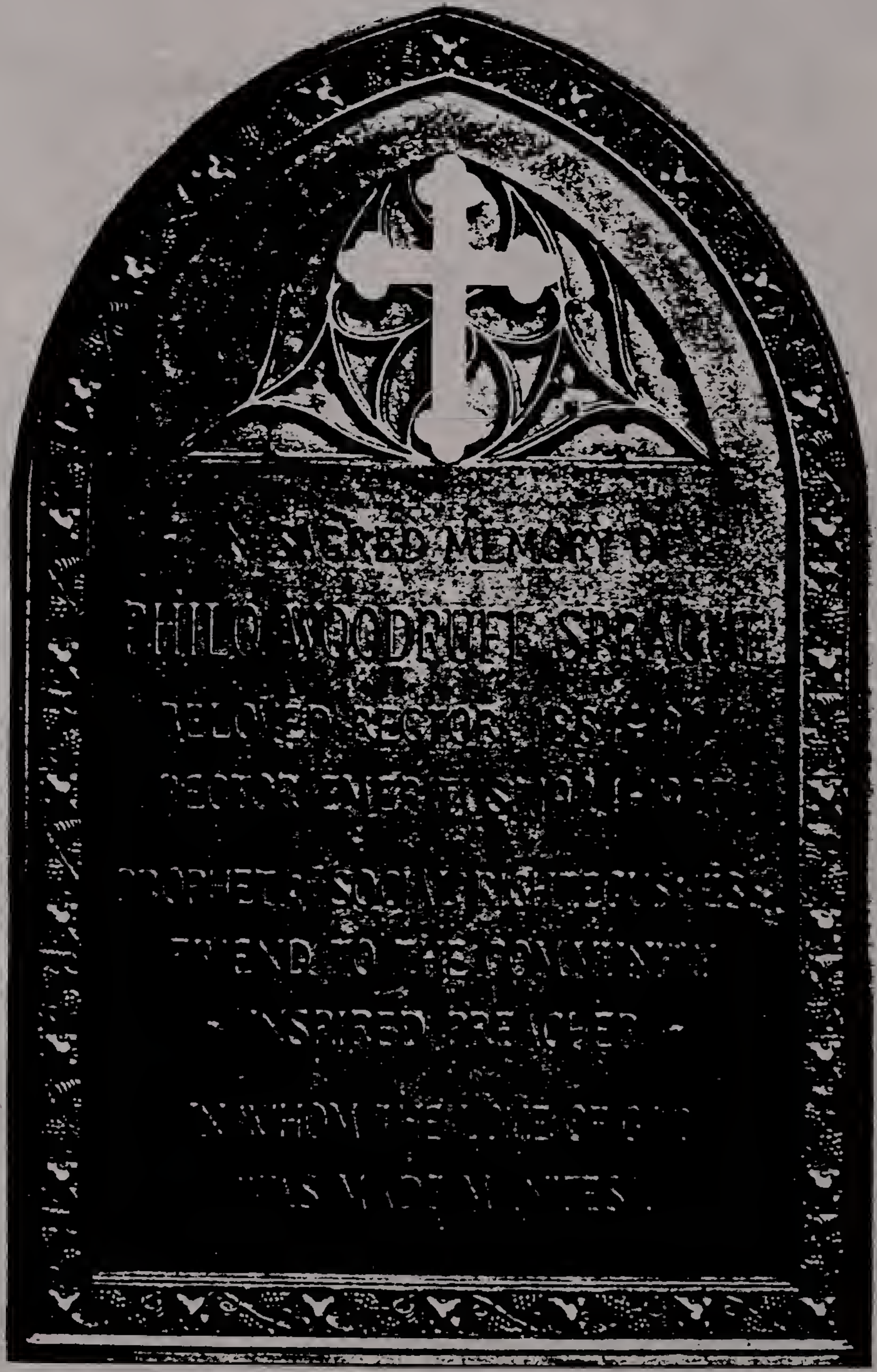
Collection [illegible]

1 [illegible] Devens St
St. Johns Episcopal Church

JOURNAL AND YEAR BOOK

—FOR—

St. John's Church Fair


SACRED MEMORY OF
PHILO WOODRUFF SPRAGUE
PROPHET OF SOCIAL RIGHTEOUSNESS
FRIEND TO THE COMMUNITY
INSPIRED PREACHER

Charlestown, November 7, 8 and 9, 1928

Vol. XVIII

PRICE TEN CENTS

From: The challenge of One Hundred Years - St. Johns Church in Old Charlestown
1840-1940 - STATE HOUSE LIBRARY Paw 974.431:2 [illegible]:62e
514C

HOW ST. JOHN'S BEGAN

The beginning of St. John's Parish in 1840 seems to have been entirely due to the vision and the initiative of the Diocesan Board of Missions. At the Convention in June, 1839, the Board of Missions recommended that parishes be started in Charlestown and in Worcester, because of the rapid growth and importance of the two cities. In November, with the help of the Episcopal clergyman who was serving as chaplain in the local Navy Yard, a preliminary meeting of a few men of some prominence in Charlestown resulted in the calling by public advertisement in the Boston Evening Transcript and two other newspapers, of a larger general meeting, at which the Board of Missions offered to pay the entire salary of a minister, and a committee of six men was appointed to raise the $345. estimated to be necessary for a parish budget. We possess to this day the original minute book with carefully kept records of these preliminary meetings; but with the usual reticence of Anglicans, they make no slightest reference to what they expected the new parish to accomplish. We are told by an elderly parishioner whose parents lived next door to the young Church that for many years St. John's was the only non-Roman Church in Charlestown that observed either Christmas or Easter, as well as the only place where one might worship in language refined and sanctified by centuries of devotion.

The first public services were held in Fuller's Hall on the east of City Square, on Sunday, January 5, 1840. Some 75 persons were present in the morning, and more in the afternoon. Within six weeks the rector was holding also a regular mid-week lecture, for which the parish was allowed the use of the Congregational rooms on Town Hill. A Ladies' Circle was also formed which later in the year held a bazaar at which $800. was cleared. A Sunday School of twenty scholars was organized on May 10.

Meanwhile, within ten weeks of the first public service, and in spite of the fact that only twenty families were definitely associated with the new parish, a committee was appointed to solicit ten thousand dollars for a suitable House of Worship. In less than a month, six thousand dollars was pledged, and a drive was launched with the help of the Board of Missions to raise the other four thousand dollars among the four nearest Episcopal parishes of Boston. When nothing came of this effort, the original committee did some further canvassing in Charlestown, with the result that on June 4, 1840, they felt able to assume the full responsibility for the entire ten thousand dollars, and a building committee was organized. A desirable lot of land was secured that fall, the cornerstone was formally laid on May 5, 1841; and on November 10 of the same year, Bishop Griswold consecrated the completed building.

It is of interest to note that among the twenty-four men whose names appear on the articles of association, ten are persons of sufficient distinction to be referred to in James F. Hunnewell's or in Timothy Sawyer's works on the history of Charlestown — one was a schoolmaster who had helped the boy Starr King, one the treasurer of the newly-opened railroad to White River Junction, one a captain in the U. S. Navy in charge of Boston Station, one an editor of the Bunker Hill Aurora, one the donor of the bronze statue of John Harvard to the University in Cambridge, one the prime mover in tendering a reception to Governor Louis Kossuth of Hungary, and others were of seemingly substantial middle class standing in the community.

Bishop Griswold in his prayer for the consecration of the Church building, included the following words not used in our present Book of Common Prayer: "I do hereby enjoin that men enter this House with pious reverence and religious awe . . . that here devout worshippers . . . confess their sins before God that they may obtain through faith in Jesus Christ and the merits of His blood, perfect remission and forgiveness, . . . and that in this the Lord's House, all the ordinances of Christ be administered and received, according to His own appointment; and that all other things be done decently, in good order, and to edifying, to the glory of God and to the salvation of His people."

RELIGIOUS SOCIETIES IN CHARLESTOWN

Began	*Continued*	*Best Known Name*	*Chief Location*
1632	1934	*First Parish (Congregational)	Town Hill
1801	Today	First Baptist Church	Austin Street
1809	1823	Puritan Church	High Street
1811	1937	First Universalist Society	Church Court
1815	1902	Harvard Church (Unitarian)	Thompson Square
1816	1924	Trinity Church (Methodist)	High Street
1827	1844	Baptist Sunday School	Chelsea and Vine
1829	Today	St. Mary's Church (Roman)	Warren Street
1830	Today	Perkins Street Church (Baptist)	Somerville
1834	Today	Winthrop Church (Congregational)	Green Street
1840	Today	St. John's Church (Episcopal)	Devens Street
1844	1863	Second Baptist Society	High Street
1848	1899	Monument Sq. Methodist Church	Monument Square
1848	1877	Free Will Baptist Church	Union Street
1849	1912	Bethesda Baptist Society	Bunker Hill Street
1856	1879	Harvard Chapel (Unitarian)	Edgeworth Street
1858	1894	Winthrop Hall (Congregational)	406 Main Street
1859	Today	St. Francis de Sales (Roman)	Bunker Hill Street
1868	1876	Advent Society	70 Main Street
1873	1874	Free Will Baptist Mission	172 Main Street
1875	1894	Murray Chapel (Universalist)	Bunker Hill St.
1881	Today	Young Men's Christian Association	City Square
1887	Today	St. Catherine of Siena Church	Hayes Square
1891	Today	Sailors' Haven	Water Street
1908	1918	Congregation of Beth Jacob	212 Main Street
1919	1922	Salvation Army	City Square
1924	Today	Filipino Mission	Y. M. C. A.

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*The First Parish and the Winthrop Church united as The First Parish in 1934.

From The Challenge of One Hundred Years - ST. John's Church in Old Charlestown 1840-1940 - State House Library

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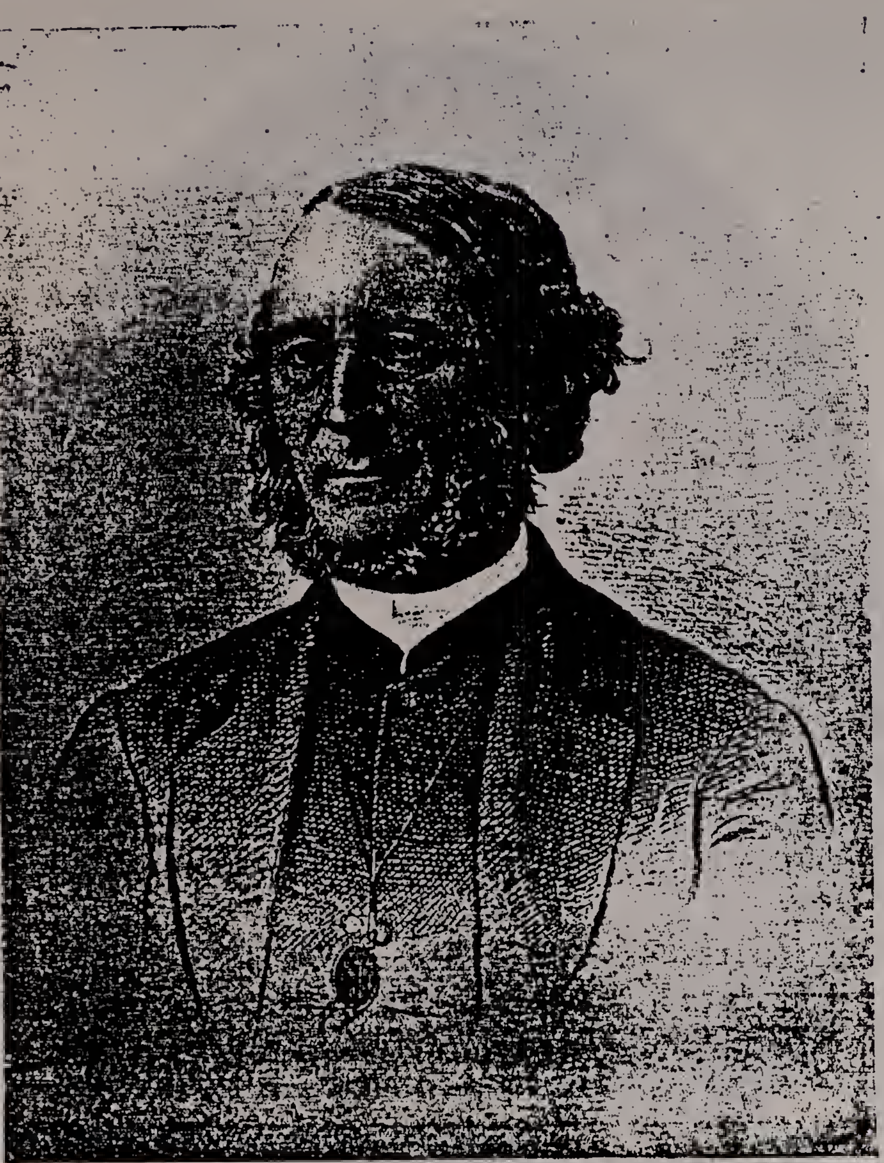


THE REV. THOMAS R. LAMBERT, S.T.D., 1856-1883

Certainly the outstanding personality among the rectors of St. John's first hundred years, and one of the picturesque figures in Diocesan history, was the Rev. Thomas Ricker Lambert, S.T.D., a born missionary and inveterate builder, and in later years a person of comfortable means taking a prominent place in the councils of Church and society.

As a young man from South Berwick, Maine, Thomas Lambert practiced law in Dover, N. H. After two years he entered the U. S. Navy as a chaplain, and in 1836 he was ordained to the ministry of the Protestant Episcopal Church. In 1838, on a vacation in Dover, he conducted Episcopal services that resulted in the founding of St. Thomas's Church. In 1841, he participated in the laying of the corner stone of St. John's Church in Charlestown. Securing a leave of absence from the U. S. Navy from 1841 to 1845, he served as rector of the infant parish of Grace Church, New Bedford. While there, he married Mrs. Jane Standish Colby, a widow of large means, whose son became a Rear Admiral in the U. S. Navy.

From early years a member of The Order of Free Masons, he was named repeatedly the Grand Chaplain of the Grand Lodge of Massachusetts; and in his sixtieth year, he took the Thirty-third Degree. Two colleges gave him the degree of Master of Arts, and in 1863, Columbia University awarded him an S.T.D. In the Diocese of Massachusetts he was elected a member of the Standing Committee in 1862, and served as President of the Standing Committee from 1876-90. He was for fifty-two years active in the Diocese as a

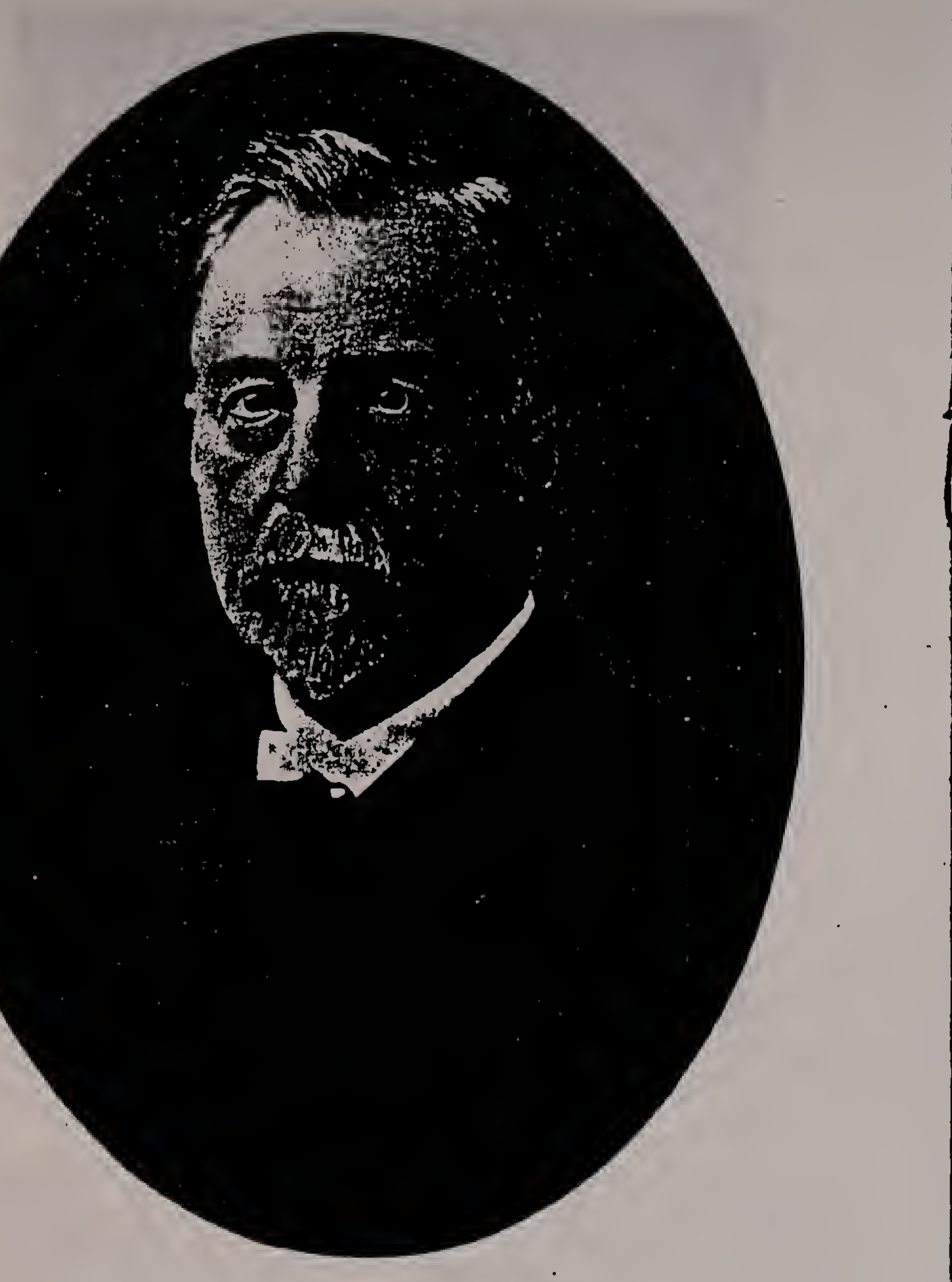
Dr. Lambert's house (the mansion once occupied by the Rydal Mount boarding school for girls), stood on high ground overlooking the Navy Yard and harbor, and has been described in glowing terms by Timothy Sawyer: "The round porch at the front door, resting on two columns, with an easy arrangement of the steps, is unique and tasteful, . . . The terraced lawn in front of the house, always in order; the stable behind the house, with its arched doorways and carriage sheds; the fruit and vegetable garden behind that, and the well-fenced fields for horses and cows, were all such as would . . . add to the attractiveness of the town of which he was a citizen." Again, "His delightful home at the rectory was the resort of visiting clergy from every part of the country, of travellers from abroad, and of the scholars and literary men of the vicinity."

As a pastor, Dr. Lambert must have been persevering and indefatigable. The number of baptisms had increased to twenty-seven a year under the Rev. Mr. Flint, but in 1857 and 1858, Dr. Lambert baptized ninety-one and ninety-six persons respectively. Even in his twenty-eighth year as Rector, as he was on the point of retiring, he records fifty-eight baptisms during 1883. To quote the Rev. Mr. Sprague about these fruitful years, "The number of communicants increased year by year till in 1870 the number as reported to Convention was 363, the largest in the history of the Parish. The Sunday School grew until it was absolutely necessary to build a Chapel for their accommodation. The congregation grew till an effort was made to purchase the requisite land that the Church might be enlarged. The parish work was carried on in the most energetic and successful way, as the number of baptisms and confirmations will testify. There are few if any clergymen in the United States who can equal Dr. Lambert's single-handed work in his first ten years in Charlestown, of 735 baptisms and 272 confirmations."

GIFTS AND MEMORIALS IN ST. JOHN'S

Year	*Gift*	*Memorial*	*Donor*
1845	Marble Font	———	Children of St. John's
1856	3,000 pound bell	———	Peter Hubbell
1871	Communion Silver	Peter Hubbell	Sarah Hubbell
1876	Stand for Font	———	William Rand's Class
1877	Arches in Church	———	Hubbell Bequest
1877	Altar Window	Peter & Sarah Hubbell	Subscription
1879	Altar Cross	Caroline Colby	George Lincoln Darling
1890	Brass Vases	A Thank Offering	Mrs. James F. Hunnewell
1890	Choir Lockers	———	George Lincoln Darling
1891	Basin and Ewer	Laetitia Fiske	The Neals
1892	Bronze Tablet	Rev. T. R. Lambert	Subscription
1895	Rector's Room	Elmira Fiske Neal	Husband & Daughter
1900	Boys' Room	Clifford Naufts	Subscription
1903	Brass Lectern	George B. Neal	Caroline F. Neal
1904	Girls' Lockers	———	Mrs. E. V. Pierce
1925	Choir Cross	Ralph Naufts	Annie Naufts
1925	Litany Desk	Osborne and Edward Smith	Confirmation Class '24
1926	Children's Corner	———	H. Florence Mason & al.
1926	Processional Cross	Ralph Naufts	Anonymous
1926	Illuminated Cross	———	Confirmation Class '25
1927	Silver Bread Box	Mrs. Power and Susan	William Power
1927	Child's Prayer Desk	Jessie Vurneva Pike	Charles L. Pike
1928	Bronze Tablet	Rev. Philo W. Sprague	Subscription
1928	Hymn Boards	Mrs. Turner and Daughters	Family
1930	Remembrance Stand	Grace E. Perry	F. C. Perry and Class
1930	Altar Book	Rev. Philo W. Sprague	Bishop Lawrence
1930	New Organ	———	Subscription
1930	Prayer Books	Miss Franklin and Dr. Williams	Subscription

From: The challenge of One Hundred Years - St. John's Church in Old Charlesto.
1840-1940 (State House Library - Pam 974.431:2 C471:62e s14e



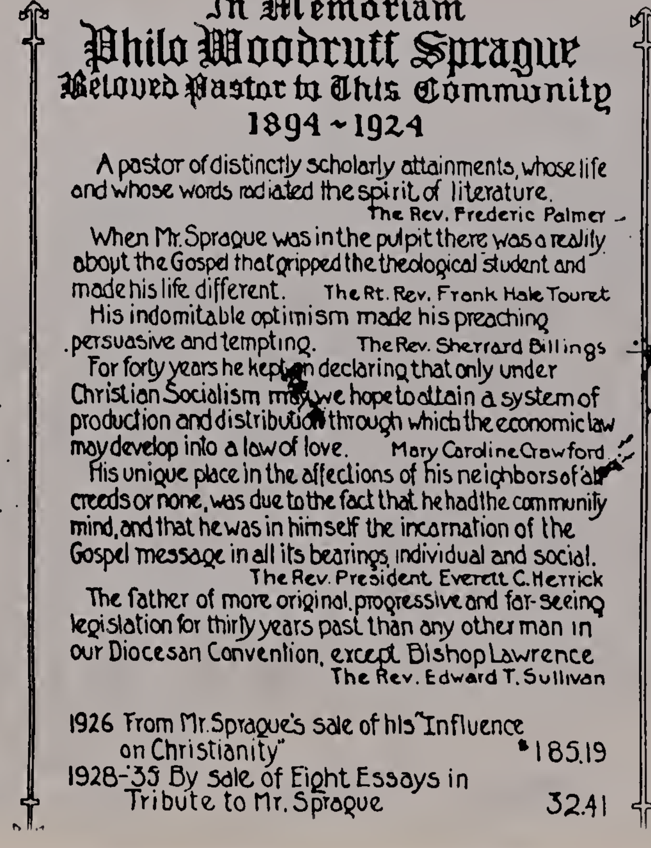
THE REV. PHILO W. SPRAGUE, 1884-1924

The Rev. Philo Woodruff Sprague brought to St. John's Church and to Charlestown rare gifts of a very different order. Previously, for five years a college Professor and President; and before that an assiduous and enthusiastic student in college and theological seminary, Mr. Sprague from the very first stimulated the intellectual as well as spiritual life of the community, and in two very different ways. In the first place, as a lover of the best in classic and other literature, he was a welcome speaker on general and literary occasions, and his preaching as well as his lectures on the poets, quickened the aesthetic taste of countless hearers. In the second place, his intellectual honesty and throughness caused him to think all the way through, and to insist that others think all the way through the perennial problem of applying the gracious principles of the Gospel to the bitter facts of the existing social order. The love of men of every sort and condition that had caused Mr. Sprague to abandon academic preferment for the pastoral relationship, was supplemented by an exceptional vigor and clarity of mind resulting in the publication of two books and an occasional essay on what we often call the Social Gospel. Year after year it was Mr. Sprague who awakened the Diocesan Conventions to the challenge

In Charlestown itself, Mr. Sprague was known and loved for forty years by men of every faith. President Everett C. Herrick once wrote of him, "Had the stranger come to Charlestown and asked for one citizen . . . most worthy to represent it . . . , residents of all kinds, with cordial unanimity, would have directed him to the house where this good man lived. . . . He did not think of Charlestown in terms of wealth or physical beauty. He thought of it in human values. He loved it for the sake of the people . . . who filled its noisy, narrow streets."

The Parish itself continued to offer grave financial problems even under Mr. Sprague. Although the heavy debt incurred by the rapid building of the Church was wiped out under Dr. Lambert in 1858, the still larger debt incurred under Dr. Lambert by the building of an adjoining Chapel, and under Mr. Sprague by the conversion of the Chapel into a highly serviceable Parish House, shadowed the years from the financial panic of 1873 until Mr. Sprague's twenty-fifth anniversary here in 1909. The burden of interest charges on a debt at one time reaching $20,000. was almost more than the Rector and people could bear.

Mr. Sprague early realized that even without the extra burden of a heavy debt, St. John's Church could not always be fully self-supporting; and for many years he advertised his desire for an endowment by collecting birthday offerings for this purpose. In the Fair Journal in 1909, Mr. Sprague wrote, "We must face the situation. . . . There will always be need of St. John's Church and work for St. John's Church, but it is going every year to be more difficult to support St. John's Church . . . St. John's Church should have an endowment of at least $50,000.00." Before Mr. Sprague retired and was made Rector Emeritus in 1924, the Parish had not only paid off every indebtedness but accumulated $16,285. in birthday offerings and undesignated bequests toward that worthy goal.



In Memoriam
Philo Woodruff Sprague
Beloved Pastor to This Community
1894 ~ 1924

A pastor of distinctly scholarly attainments, whose life and whose words radiated the spirit of literature.
The Rev. Frederic Palmer

When Mr. Sprague was in the pulpit there was a reality about the Gospel that gripped the theological student and made his life different. The Rt. Rev. Frank Hale Touret

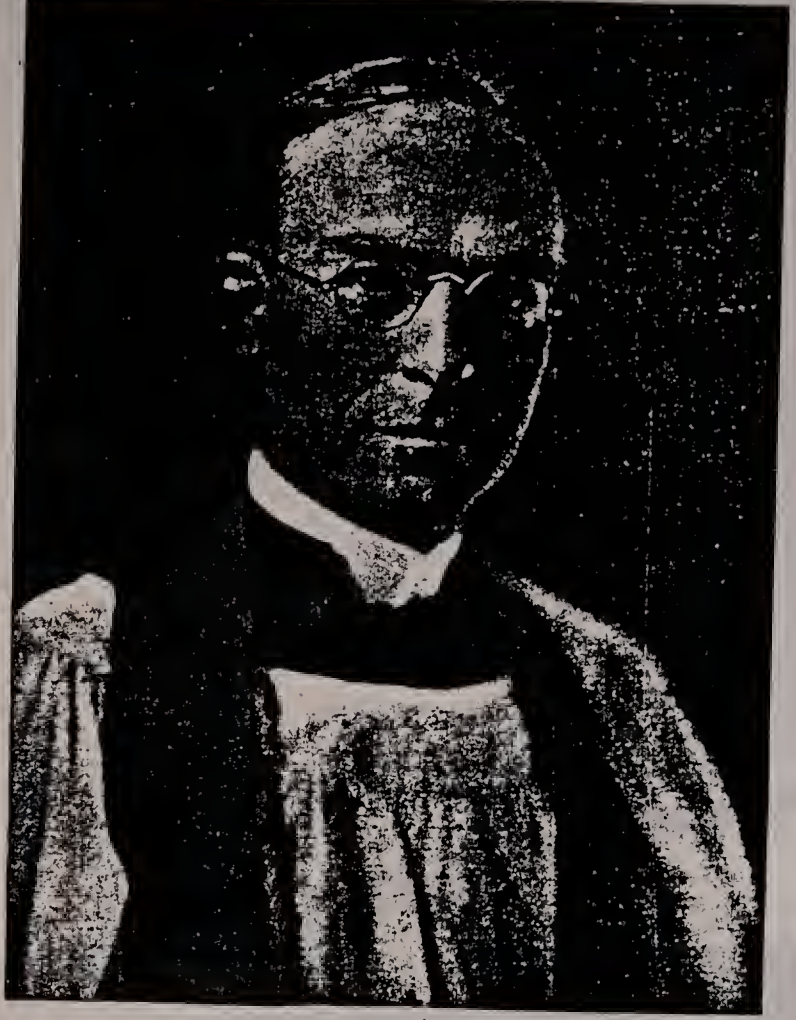
His indomitable optimism made his preaching persuasive and tempting. The Rev. Sherrard Billings

For forty years he kept on declaring that only under Christian Socialism may we hope to attain a system of production and distribution through which the economic law may develop into a law of love. Mary Caroline Crawford

His unique place in the affections of his neighbors of all creeds or none, was due to the fact that he had the community mind, and that he was in himself the incarnation of the Gospel message in all its bearings, individual and social.
The Rev. President Everett C. Herrick

The father of more original, progressive and far-seeing legislation for thirty years past than any other man in our Diocesan Convention, except Bishop Lawrence
The Rev. Edward T. Sullivan

1926 From Mr. Sprague's sale of his "Influence on Christianity" $185.19
1928-'35 By sale of Eight Essays in Tribute to Mr. Sprague 32.41



THE REV. WOLCOTT CUTLER

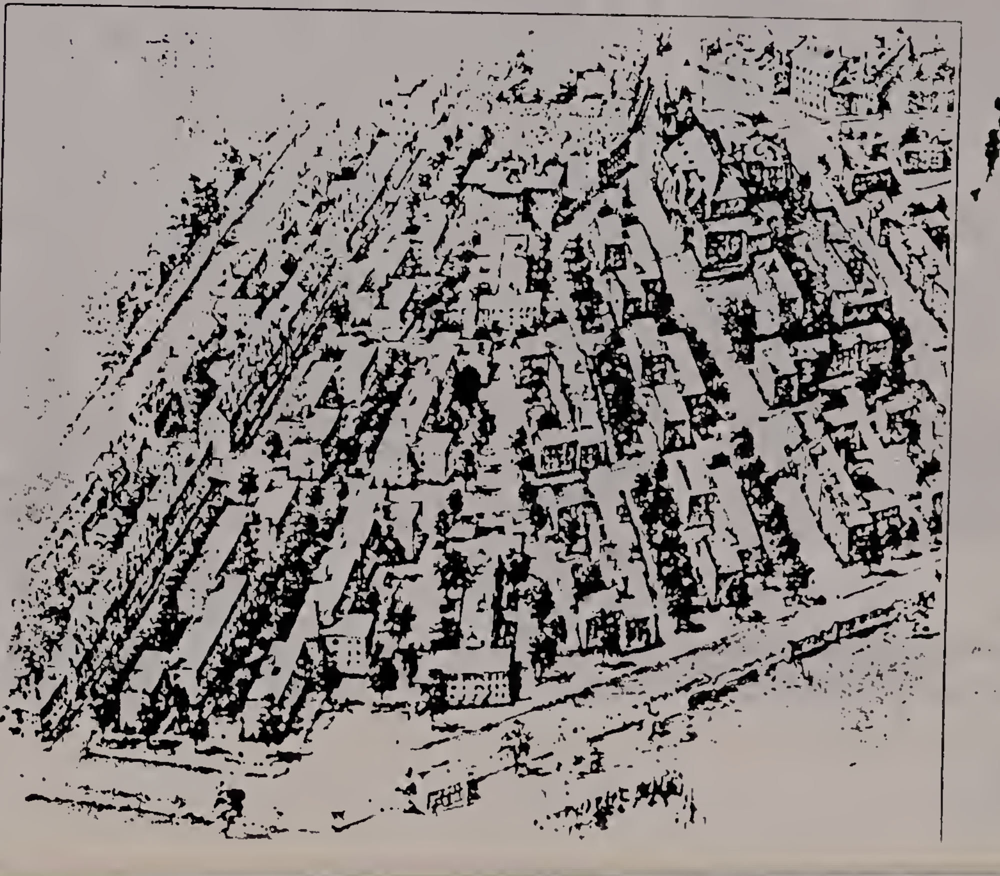
YOUR PRESENT RECTOR came here in March, 1924, fresh from serving as curate in three large city parishes, each of which realized its dependence upon a carefully safeguarded endowment. Furthermore, the Rev. Mr. Sprague early impressed upon him his own dream for a larger endowment for St. John's; and the Diocesan authorities emphasized the sacredness of undesignated bequests. For these reasons he has devoted much effort during the past sixteen years to publicizing our need for endowment and to protecting the principal of our undesignated bequests from what is usually termed "borrowing." At the present moment he is seeking to add to our present total of $21,575. in general and $5,886. in special endowment funds, a special fund of $10,000. the interest from which is so urgently needed for the salary of at least a part-time parish visitor here. A Church that is to serve this crowded district effectively will always require some income beyond what the local parishioners can reasonably provide, and in excess of what a heavily burdened diocese should contribute.

A second interest of your present rector's has been in the important field of religious education. He has found it much harder to do good work in this department now that he is a rector than he experienced when he was only a curate. He can see few evidences of measurable success; but he would list the following particular efforts: a children's story or sermonette at the 10.45 A. M. service fifty-two Sundays a year for sixteen years; a special Children's Church service and instruction at 9.30 A. M. every Sunday in June, July and August; a council of

House once a month by each young people's group in the Parish; three or four children's picnics, two to three children's parties, one or two children's pageants, at least eight special services with pictures every year; a girls' choir, a boys' choir, a servers' guild, Girl Scouts, Boy Scouts, Cub Scouts, a Junior Young People's Fellowship, to say nothing of camping privileges under Church auspices for every younger boy and many of the younger girls who want to go, a Forest Garden brigade twice a week during spring, summer and fall, and last but not least, forty-five delegates sent sixty-three times to Concord and Wellesley Summer Conferences. This is not the place to outline the intellectual content of our educational efforts; but let us close by naming two especial emphases, first, that once a month through the entire year we hold an Ante-Communion service with the children, and second, that in the Church School and in the Young People's Fellowships we strive to expose their impressionable minds to the best possible personifications of the most diverse racial and religious and social points of view.

In conclusion, we have only room to state that your present rector has taken many local photographs, has listed many local birds and flowers, has written and spoken much about the charms of Charlestown and her present citizens, and is now showing a picture of the immense local housing project, because he believes that God and His beauty are as near to us in this community as anywhere in the world. Charlestown has its problems — as has Chestnut Hill — and we may at times experience weariness or discouragement, as do people in every walk of life; but to the keen eye or sensitive ear the basic spiritual verities and the fundamental human virtues are as close to us who dwell in this community as ever they were in Bethlehem or Nazareth, in Assisi or Orleans, in the District of Columbia or in Timbuctoo.

* * *



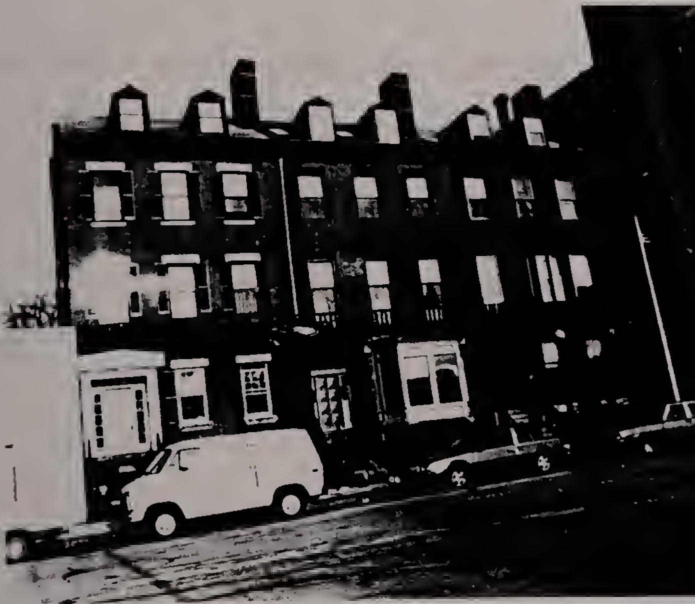
St. John's Church Devens Street at Rutherford Avenue (1968)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 2, 3, 4 Dexter Row COR. at Thompson Sq. (near Green st.)

NAME ____________________

present original



No. 28N-12E SUB AREA ________

E 1836 Timothy T. Sawyer - Old Charlestown

source

HITECT Alexander Parris ? and/or George Minot Dexter (?)

source — attributed

LDER shadrach Varney - "developer", "supervisor of Construction

source

ER shadrach Varney and others

original present

PHOTOGRAPHS CT-13-5/3, 4, 5-'86, CT-1, 2/3-86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF Gable cupola — dormers 2 per roof slope

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION TRIO of masonry, flat front Greek Revival town houses constructed of red brick w/ granite and brownstone trimmings. Originally 6-houses in block - #'s 1, 5 and 6 are no longer extant. Bldgs. rise 3-stories from granite faced basements to gable roof. Houses possess 3-bay main facades, side hall plans. Partially below grade basement entrances. Flights of granite steps w/ ornate cast iron railings lead to recessed entrances - outer entrance entablements consist of simple Doric pilasters w/ heavy pedimented entablatures - composed of brownstone. Replacement front doors flanked by multipane sidelights, transoms. In general, windows exhibit simple

EXTERIOR ALTERATION [✓ minor] [✓ moderate] drastic ca. 1850's oriel added to #2's 2nd fl.
└#2
oriel/storefront (?) added to #3's 1st fl ca. late 19th c?
Pedimented entab. of #4 reworked.

CONDITION [✓ good-fair] poor ________ LOT AREA #2 = 3080 #3 = 3000 #4 = 3481 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Dexter row possesses a rich inventory of cast iron elements w/ front yards bordered by ca. late 1830's / 1840's cast iron fencing. Elegant stair rails w/ swirling, curvilinear forms - also pineapple motif worked into gate posts.

brown stone sills and lintels. Broad oriel window (later add.) covering 2-bays of #3 features crisp panelling and openings containing single panes of glass! Tall 2nd fl. windows (Map) strike an elegant & an opening to cast iron railing/ balcony (cast iron elements mostly intact) Tall 2nd fl. windows of #4 ave been shortened, Italianate oriel as been added to #2's 2nd fl. center. n general windows contain 1/1 wood sash 6/6 sash at #4, 1st fl. Bldgs enclosed gable roof w/ two dormers per bldg.

SIGNIFICANCE (cont'd on reverse)

Together with the massive, polychromatic, High Victorian Gothic main facade of the Charlestown Five Cents Savings Bank (1876), surviving town houses of Dexter Row provide an impressive, stately backdrop for Thompson Sq. and provides a glimpse of the Thompson Sq. that was an important focal point of Charlestown commercial/residential life during the mid 19th c. Although the present substantial Greek Revival town houses is but a remnant of the

Bibliography – Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories
T.T. Sawyer - Old Charlestown
"Charlestown Enterprise" –

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal	___	Conservation	___	Recreation	___
Agricultural	___	Education	___	Religion	X
Architectural	X	Exploration/ settlement	___	Science/ invention	___
The Arts	___				
Commerce	X	Industry	___	Social/ humanitarian	___
Communication	___	Military	___		
Community/ development	X	Political	X	Transportation	___

Significance (include explanation of themes checked above)

original 6-Unit Dexter Row, this masonry block is of enormous architectural/historical significance to Charlestown, even in its present altered state. Architecturally, Dexter Row is a well proportioned, chastely rendered, well crafted example of Greek Revival luxury housing. Dexter Row possesses Charlestown's most extensive and ornate collection of ca. late 1830s/1840's cast iron fencing, stair rails and balconies. Built in 1836, this row undoubtedly represents the work of an accomplished architect, possible candidates for attribution include (in order of probability) Alexander Parris, George Minot Dexter, Asher Benjamen, Solomon Willard and Richard Bond. Shadrach Varney, for many years manager of the smith's department in the Navy Yard and an important early-mid 19th c. Charlestown real estate speculator is credited with the developement and supervision of construc of Dexter Row. In addition, Dexter Row, along with masonry rows at 9-12 Adam st, 7-23 Harvard st and 112-116 Main st., was a harbinger of Charles towns late 1840's – 1860's transformation from semi rural town of wood frame dwellings to more urbane city of masonry rowhouses. Overtime a number of Charlestown's most prominent citizens, representing a variety of professio endeavors lived at Dexter Row - including Rev. George Ellis, pastor of Charlesto Harvard Unitarian church (1840-1869), Jacob Foster, Long wharf, Boston merch

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

and railroad company director and Benjamen Thompson, businessman/politicia – elected to the U.S. Congress, 1845-1847 and 1851-1852. During the second half of the 19th century, Dexter Row was something of a mini medical center - a number of leading Charlestown doctors took advantage of Thompson Square's central location, establishing offices as well as residences at Dexter Row.

Dexter Row's house lots were carved from the old Samuel Dexter estate in 1836. The Federal style Dexter Mansion is still extant - although

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

extensively altered - at 14 Green st. The 1848 R.P. Mallory Panoramic view of Charlestown/Boston, clearly illustrates Dexter Row's function as "gateway" building. At the time of its completion Dexter Row stood opposite the intersection of Austin and Main sts – Austin st. fed into the Craigie Point or Prison Point Bridge which crossed Miller's Creek/Charles River Bay, linking Charlestown with East Cambridge and Boston – in addition 3-railroads lines converged near Austin st., adjacent to the State Prison – Dexter Row, at the foot of Austin st. was the first substantial structure, travellers saw upon entering Charlestown from the southwest. Dexter Row at Thompson Sq

INVENTORY FORM CONTINUATION SHEET

Boston Landmarks Commission

Community: Charlestown, Ma.

Form No:

Property Name: Dexter Row

Indicate each item on inventory form which is being continued below.

was also roughly mid-way between the shops and markets of City Square and the Middlesex Canal-trade oriented Neck Village. (by 1836 the Middlesex Canal was already well on its way to being phased-out). Dexter Row was the focal point of an upscale residential/commercial quarter which was developed around Thompson Square during the first half of the 19th century.

Architecturally, Dexter Row is a substantial, well-proportioned, severely plain example of mid 1830's Greek Revival luxury housing. Surface ornamentation is confined to simple brownstone entrance enframements consisting of simple Doric pilasters and heavy classical pedimented entablature. Tall windows at second floor level strike an elegant note. Dexter Row possesses Charlestown's most extensive, elaborately detailed collection of cast iron fences, stair rails and 2nd floor banding - dating to ca. late 1830's/early 1840's. Dexter Row's cast iron features incorporate curvilinear lines and pine-apple motifs - Dexter Row's stair rails evidently represent the generation of cast iron stair-railings before the distinctive Rococo Revival cast iron railings of Boston's South End. Judging by the writings of Charlestown historian Timothy Thompson Sawyer, Dexter Row's design was held in high regard even during the late 19th c. Sawyer observed that "a critical look at this block of buildings will show the rare good judgement exercised in its elevation or location upon the lot of land and that great care was taken in selection of materials and workmanship in its construction. Compared with first class buildings of the present day, it is only a very plain block of brick houses .... and yet it is very credible to its architect and builder."

Shadrach Varney is credited by T. T. Sawyer as the developer and superintendant of construction of Dexter Row. Shadrach Varney was for many years the manager of the smith department in the Charlestown Navy Yard. He was a master blacksmith by trade and later turned to local real estate speculation. He was the developer of Charlestown's first really extensive masonry row house developement at 7-23 Harvard St (1835-36). Varney, described by Sawyer as "a fine looking man", was one of the captains of the old 'Charlestown Light Infantry.' It is Varney's Charlestown Navy Yard connection that seems to point toward either Alexander Parris and/or George Minot Dexter as the probable architects of Dexter Row. During the 1820's and 1830's Parris worked largely with Loammi Baldwin on the dry dock at the Navy Yard and on various seawalls and other works in Boston Harbor. Parris was also the architect of Charlestown's Harvard Unitarian church formerly located across the street from #6 Dexter Row on what is now the Charlestown Public Library site. Dexter Row's architect, on the other hand, may have been George Minot Dexter (1802-1872). Returning from Europe in 1831, he trained as a civil engineer under Col. Loammi Baldwin and Alexander Parris. In the early 1830's Dexter worked with Baldwin and Parris on both the newly-incorporated Boston and Lowell Railroad and the Charlestown Navy Yard. Dexter first architectural commission is considered to be the design of Pemberton Square, Boston (1836) but his possible work on Dexter Row may have been overlooked. The possibility remains that Parris and Dexter are too logical a choice for the authorship of Dexter Row design. Asher Benjamin (1773-1845) is another possibility for architect of Dexter Row - he may have been responsible for #39 Union St (1815), Charlestown - superficial similarities exist between the Dexter Row houses and Benjamin-Designed houses on West Cedar St. Boston. Solomon Willard (1783-1861), with his many Charlestown connections vis à vis his design for the Bunker Hill Monument may well have designed these houses. Richard Bond, Boston based architect, active ca. 1830's - 1860's, was the architect of St. John's Episcopal church, 27 Union St., Charlestown is another possible source of Dexter Row's design.

Over time, a number of distinguished Charlestown residents haved lived in Dexter Row. According to Sawyer, the first occupants of these houses were Shadrach Varney, John F. Skinner, Henry P. Fairbanks, Daniel White and Rev. Dr. George E. Ellis. (For information on Shadrach Varney see above). John F. Skinner was a partner with his father and uncle in the old firm of "Skinner and Hurd" (described by Sawyer as "a business house" (?)) Henry P. Fairbanks was a hardware merchant, active in local and state politics. He was a member of the Charlestown Common Council 1848-1854 and was a member of Governor Cliffords executive Council (1853). His wife was a daughter of John F. Skinner. Daniel White was a partner in Samuel Kidder and Co. - this firm manufactured chemicals in a factory locat on what is now the site of St. Mary's church. Rev. George E. Ellis was pastor of the Harvard Unitarian church in Charlestown (1840-1869) and was a well known historian, biographer and Theologian. Among Dexter Row's later residents were Nathan A. Tufts, Benjamen Thompson, Jacob Foster, John W. Damon, Isaac Kendall, Doctor Hayes, Doctor Beckford and Samuel Knight. Nathan A. Tufts lived in Dexter Row before moving to 35-39 Union St. in 1850. He was "confidential clerk" in the Lowell Manufacturing Co. for many years. He served on Charlestown's school committee and Board of Aldermen. In addition he was a leading member of the Winthrop Society and was President of the Warren Institute for Savings. Benjamen Thompson was a long-time . . . of Charlestown's school board. He represented Charlestown in the state legislature as a representative in 1830, 1831, 1833, 1836. He was a state senator in 1841. He was a representative in the U.S. Congress in 1845-47, 1851-1852. Jacob Foster was a partner in Foster and Thompson (George) Commission merchants, Long wharf, Boston. He was involved in the early development of the Fitchburg, Cheshire, Vermont and Massachusetts R.R. and for many years was president of the Fitchburg R.R. His son Dr. Edward J. Foster set up a doctor's practice in Dexter Row. Dexter Row's other owners included real estate rich John W. Damon, builder Isaac Kendall, Doctors Hayes and Beckford and a Samuel Knight. By 1875 Dexter Row's owners included, the Jacob Foster estate - #1, #2; Dr. White - #3, Sarah Hayes - #4, Samuel Knight - #5 and Mrs. J. N. Damon - #6.

INVENTORY FORM CONTINUATION SHEET

BOSTON Landmarks COMMISSION

Community: Charlestown, Ma.

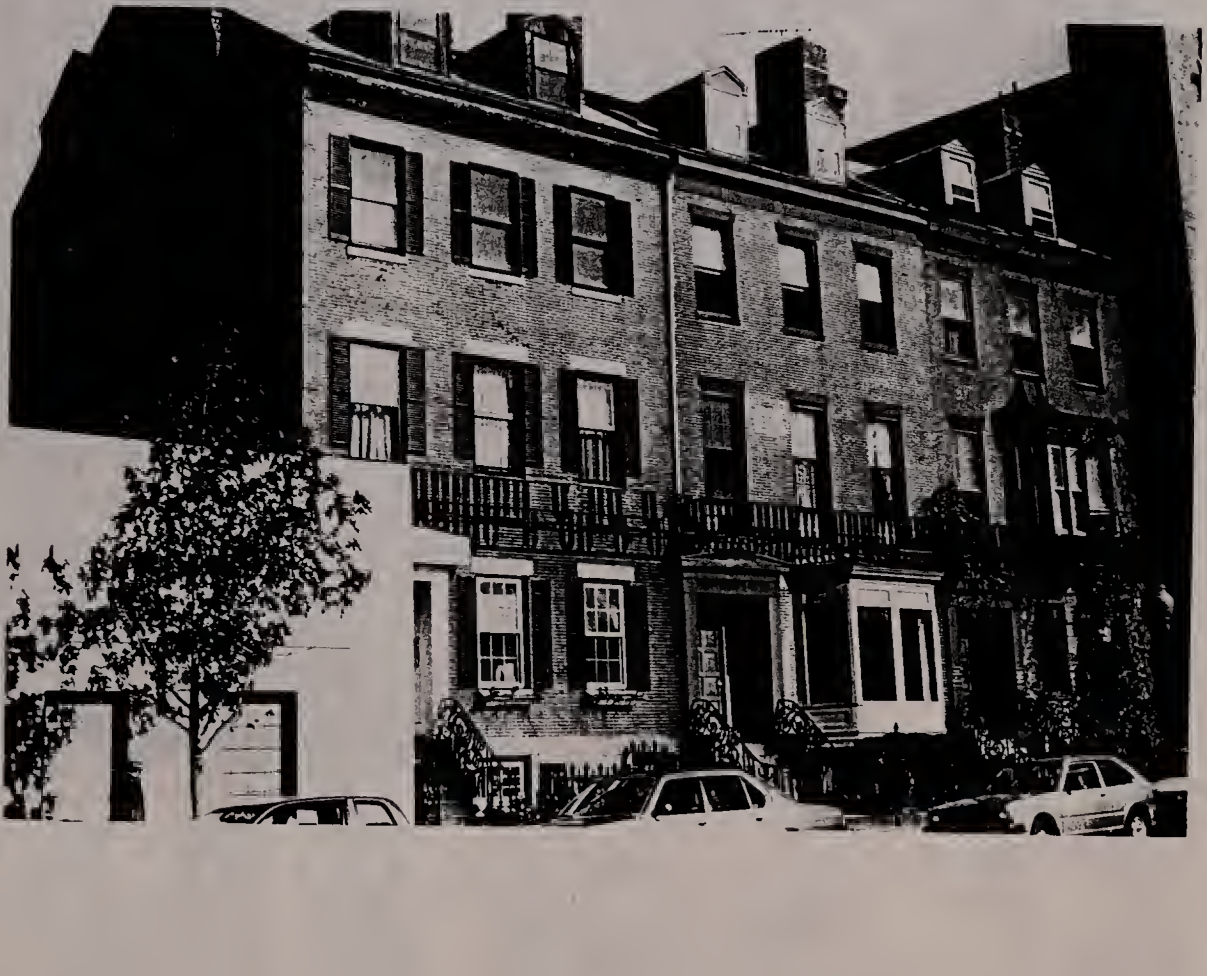
Form No:

Property Name: Dexter Row

Indicate each item on inventory form which is being continued below.

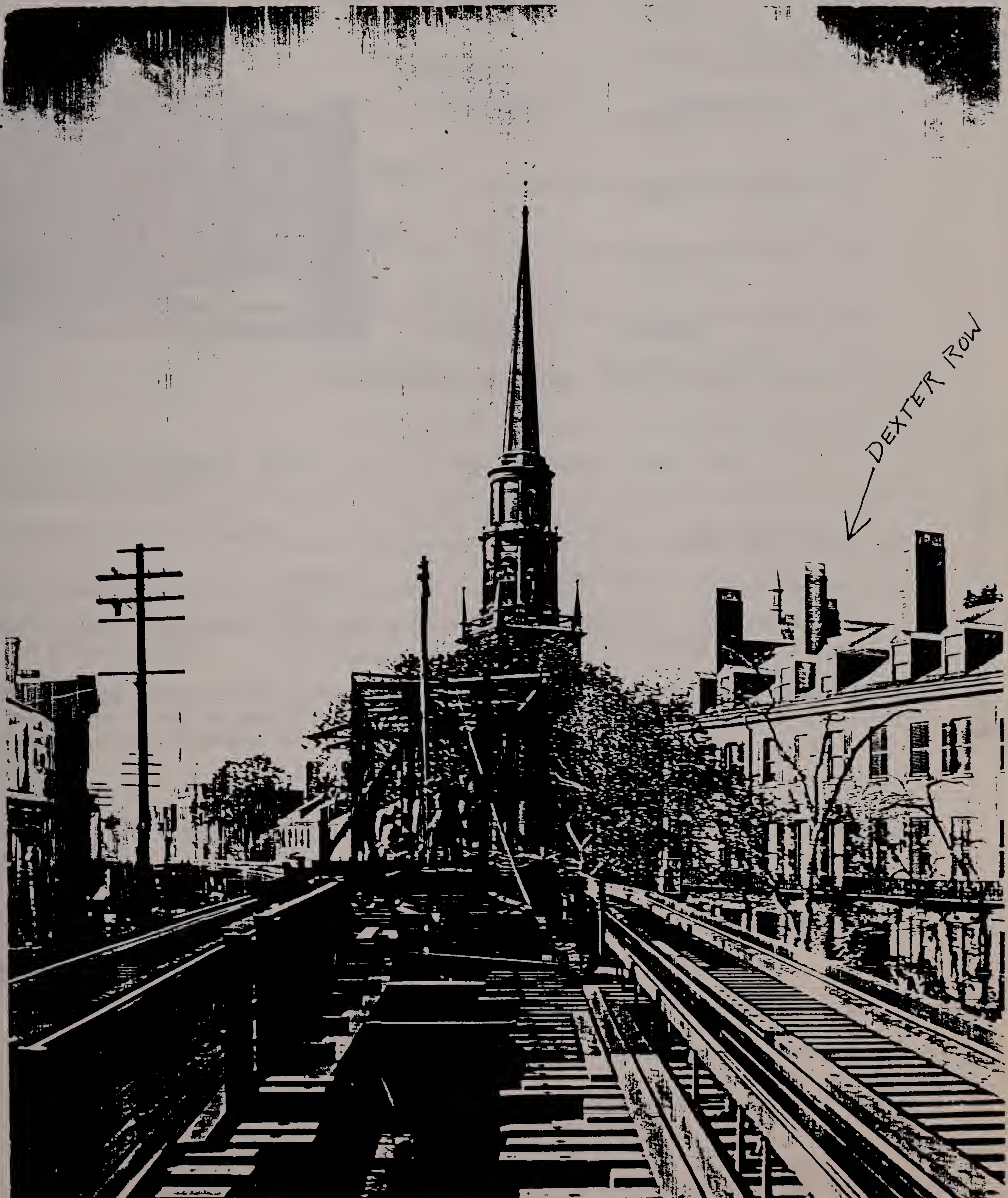
By 1885, the Charlestown Five Cents Savings Bank owned #1, Adolphus B. Gunter owned #2, while ownership of #'s 3-6 remained essentially unchanged from 1875. By 1892 Robert W. Southwell, dentist and his wife Mary J. Southwell owned #1, Adolphus P. Gunter still owned # 3 was owned by the Winslow Warren estate as was #4 — Abbie F. Knight owned # 5 while F.M. Mc Cutcheon, teacher, 608 Washington st. owned #6.

#'s 5 and 6 Dexter Row were torn down during the early 1940's to accomadate a First National store. #1 Dexter Row dissappeared at an undetermined date.



Panoramic View from Bunker Hill Monument

2, 3, 4 Dexter Row
Charlestown

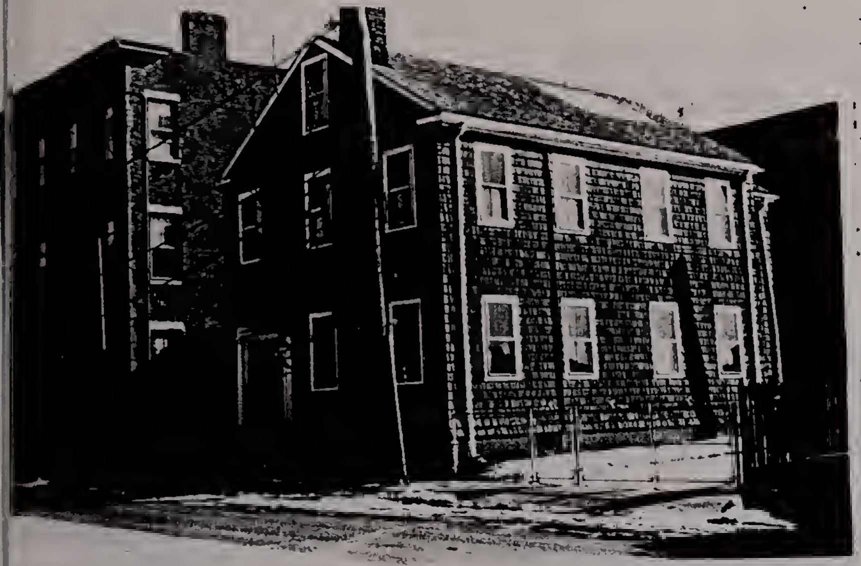

DEXTER ROW
Thompson Sq. Station
276

OSTONIAN.
SOC.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS 7 Eden St COR. Main St.

NAME present original



No. 29N-]2E SUB AREA Bunker Hill, South Slope, Eden St-Baldwin St

c. mid 1840's Directories
source

ITECT
source

DER
source

R Benjamin Phipps
original present

PHOTOGRAPHS C. Town — 1 - 4/5, 6/6 · 86

TYPE [✓ (residential)] [✓ (single)] double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

OOF gable cupola --- dormers ---

MATERIALS [✓ (Frame)] clapboards [✓ (shingles)] (wood) stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Simple, wood frame, wood shingle clad Greek Revival house with side hall plan, 3-bay main facade on Eden St--facing gable. Unusually substantial, high style Greek Revival entrance entramements for relatively modest house.

EXTERIOR ALTERATION [✓ (minor)] moderate drastic

CONDITION [✓ (good)] fair poor LOT AREA 2047 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Together with #9-15 Eden St forms attractive mid 19th c. enframement for well-landscaped c. 1960's or 1970's park.

(Map)

SIGNIFICANCE (cont'd on reverse) #7 Eden St is a charming example of c. late 1840's Greek Revival wood frame vernacular architecture. Particularly noteworthy are its substantial, well-detailed classical Revival entrance enframements--these enframements provide an interesting contrast to this house's essentially modest scale and surface treatments. This house's land was part of the Frothingham estate prior to the 1840's. Eden St may date to as early as the 18th c. starting out as a driveway into the Frothingham estate. This thouroughfare appears as a cul de sac on the 1818 map and is labeled Eden St. By 1839 Eden St was linked with Russell St--

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __xx
The Arts ____
Commerce ____
Communication ____
Community/development __xx

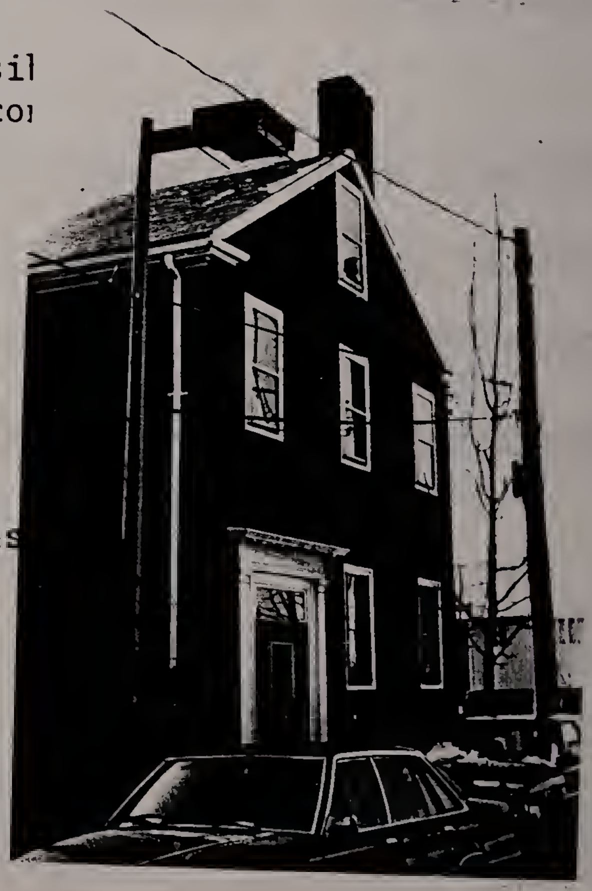
Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Russell St at that time did not extend much beyond Eden St. Evidently James Kettell Frothingham sold this lot to Benjamin Phipps at some point in themid 1840's. J.K. Frothingham was the son of Richard and Mary Frothingham. Richard was a coach and chaise manufacturer. T.K. Frothingham was born in Charlestown, MA on Jan. 7, 1785. He was a coach and sign painter, very active in public and town affairs--he served on the board of Selectmen, School Committee, Board of Overseers of the Poor, Representative to the General Court, etc. He died July 30, 1864. The 1875 Atlas indicates that at the time Benjamin Phipps owned this house. Phipps is first listed on Eden St in 1845. At that time he resided at 2 Eden St. By 1852 he lived at 3 Eden St. Apparently #2 and 3 Eden St represent a house that was located at the corner of Eden and Main St (no longer extinct) #7 Eden St may have been built in for a member of his family c. mid 1840's. Further research is needed to pinpoint this house's construction date more exactly. Benj. Phipps, Sr was born in Charrlestown Oct. 18, 1797 and died April 7, 1878. He was early apprenticed to John Frothingham as a carriage trimmer and harness maker. He later succeeded to Mr. Frothingham's business. Mr. Phipps was one of the founders and first treasurers of the Winchester Home for Aged Women. In any event, members of Phipps' family owned #7 Eden St until at least the early 1900's.

Preservation Consideration (accessibility, re-use possil
for public use and enjoyment, protection, utilities, co



Bibliography and/or references (such as local histories
records, early maps, etc.)

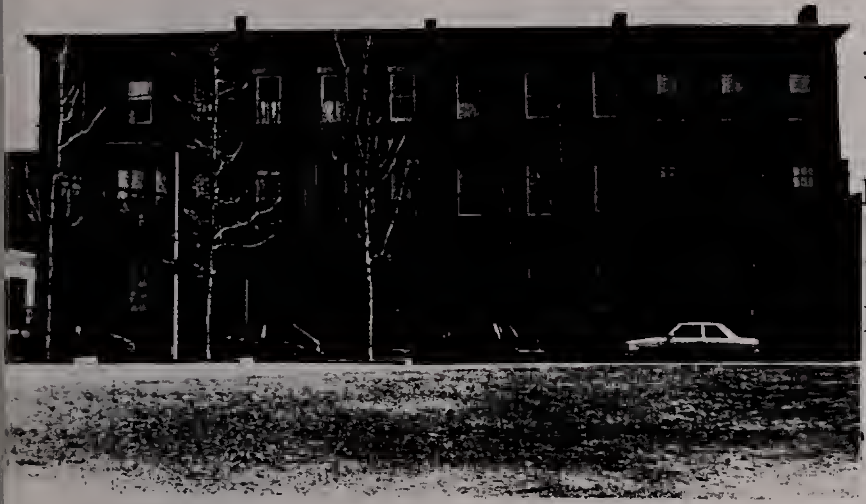
BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS 9-15 Eden St COR. near Main St

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slop
Eden-Baldwin Sts

c. 1854 Middlesex Deeds
source



ITECT
source

DER
source

R James K. Frothingham
original present

OGRAPHS C-town -1,6/4.86 , 8, 1/4

TYPE [✓ (residential)] single double (row) (4 unit) 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ (brick)] stone concrete iron/steel/alum.

BRIEF DESCRIPTION Red brick, Italianate flat front row houses w/sidehall plans, 3-bay main facades. Granite block basements, recessed entrances reached via granite steps-multi panel recessed entrance areas-doors flanked by multi-pane sidelights, multi-pane transoms. Simple granite sills and lintels.-Lintel treatments reworked on #9. Italianate bracketed (wood?) Cornices.

EXTERIOR ALTERATION [✓ (minor)] moderate drastic oriel windows apparently later addition to #15 and 13 on 2nd floor.

CONDITION good fair poor LOT AREA 9=3317, 13=2795 sq. feet
11=2370, 15-2808

NOTEWORTHY SITE CHARACTERISTICS Together with #7 Eden St, forms charming mid 19th c. enframement for well-landscaped c. 1960's or 70's park.

(Map)

SIGNIFICANCE (cont'd on reverse) 9-15 Eden St was built c. 1854. Architecturally, #9-15 Eden St is a straight-forward example of Italianate mid-1850's row housing in Charlestown. This row's granite basements and trim look backward to the Greek Revival Style while its 3-story height and bracketed cornice are clearly characteristic of Italianate row house construction. The first mention of buildings on this property occurs in a deed dated Aug. 9, 1854. At that time J.K. Frothingham, of Charlestown, esquire, sold #9 Eden St's lot to Charles D. Lincol, customs house officer for $1,185.00 (Middlesex 631:147). This deed

Bibliography - Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1847's-1870's
Middlesex Deeds: 247:496, 681:147, 891:218, 981:578-#9 Eden St.
"Souvenir of Charlestown and Bunker Hill Monument, 1843-1893

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

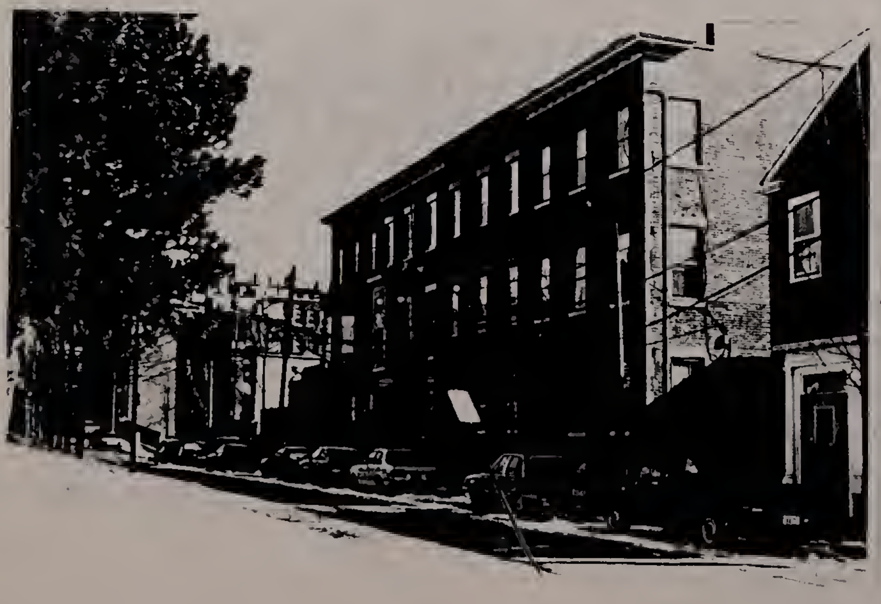
Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

mentions that the grantee had the right to "use a drain to be constructed for the use of the owners of the block of four houses." Frothingham had purchased this lot from Richard Frothingham, "chaise maker" and Benjamen Phipps, "carriage trimmer" as early as 1823 (247:496, April 16, 1823). Charles Lincoln is listed in Charlestown Directories as early as 1842 as "warden, state prison". He is listed as a customs house officer by 1848 (house 21 Concord). In any event, Lincoln sold #9 to Sarah E and Edward Peirce (milkman) in 1854. The Peirce's lived here until 1866 (981:578, Dec. 31, 1866). At that time Joshua Hobard of Boston paid $5,600.00 for #9 Eden St. By 1875 #9 was owned by Lowell W. Chamberlain, deputy sherriff and auctioneer, 25 City Sq. In that year, Andrew S. Morrill, "restaurant", 41 North Market, Boston, owned #11, Dr. L. Beechford is listed at #13 and Sewall D. Tibbetts, "produce", 103 Fanueil Hall Market is listed at #15. By 1901 owners of #9-15 Eden St included Marietta W. Symonds at #9, John Turner-#11 and Bradford L. Bownen heirs owned #13 and 15. Eden St apparently started out as a driveway leading to the Frothingham estate-perhaps dating to as early as the 1780's. This thoroughfare is marked "Eden St" on the 1818 map and appears as a cul de sac leading into a large parcel owned by the Frothingham family. By 1839 Eden St had been linked with Russell St (Russell St did not, at that time, extend much beyond Eden St. James K. Frothingham, grantor of #9-15's lots in 1854, was born in Charlestown, Jan. 7, 1785. J.K. Frothingham was a coach and sign painter (son of Richard and Mary Frothingham-

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

J.K.'s father was a coach and a chaise manufacturer). J.K. Frothingham was very active in public and town affairs. He was on the board of selectmen, school committee and was for many years a deacon of the Universalist Church in Charlestown and was a member of several important committees on town lines and streets. He died July 30, 1864.



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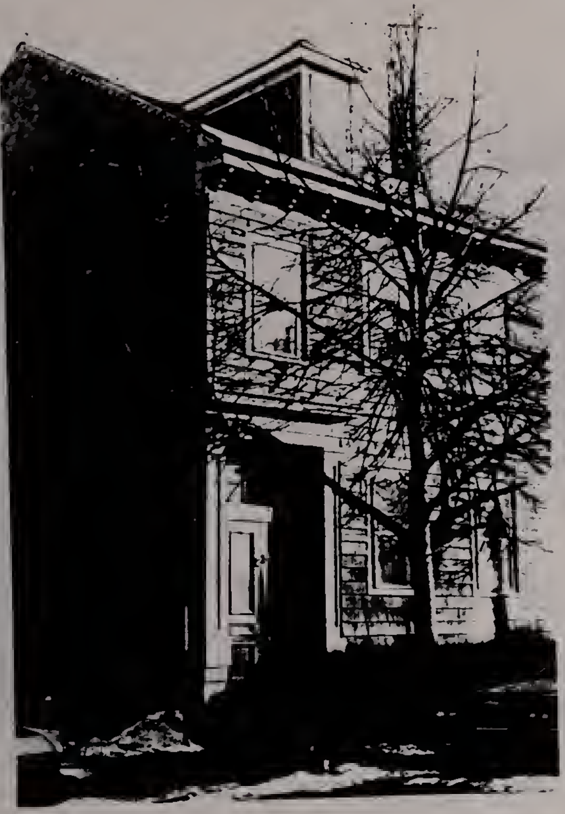
BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. 2-43 Area Charlestown



ADDRESS 29 Elm St. COR. near Bartlett St.

NAME
present original

MAP No. 29N-12E SUB AREA Salem Hill:Elm--Walker Sts

DATE 1837-1838
source

ARCHITECT
source

BUILDER Charles Chesley? attributed, deeds
Moses Worthen? source

OWNER Charles O. Kimball
original present

PHOTOGRAPHS C-town-2.1/1-86

TYPE (residential)(single) double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF gable cupola --- dormers 1 dormier on Main facade

MATERIALS (Frame) clapboards (wood) (shingles) stucco asphalt asbestos alum/vinyl
(Other)(brick) (stone grnte bsmt) concrete iron/steel/alum.

BRIEF DESCRIPTION Interesting brick and wood, side hall plan Greek Revival house with wood shingle 3-bay main facade (presumably clapboard originally) w/brick end wall gables. House rise from low granite basement. Two granite steps lead to slightly recessed entrance flanked by pannelled pilasters and surmounted by heavy, cornice headed Greek Revival entablature windows are fully enframed w/1/1 wood sach. Italianate brackets at cornice may represent @ c. 1850's attempt to update the house.

EXTERIOR ALTERATION (minor) moderate drastic

CONDITION(good) fair poor LOT AREA 3100 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Elm St's stylistically comprehensive collection of 19th c. houses ranging early 1800's Federal to Georgian Revival, early 20th c. apartments.

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #29 Elm St is of interest as a c. late 1830's Greek Revival house with c. 1850's Italianate "updating" via wooden brackets at the Cornice. It represents an unusual Charlestown example of a house that combines wood frame main facade with brick end wall gables.

Built c. 1837-1838, this house may represent the work of Charles Chesley, housewright, and/or Moses L. Worthen. Charles Chesley of Charlestown, houewwright is not listed in 1830's or 1840's Charlestown Directories. Moses L. Worthen was active in Charlestown building trades from

Bibliography - Maps: 1775, 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds: 350:473, 375:144, 365:505, 501:498, 601:528, 761:53

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __xx__
The Arts ____
Commerce ____
Communication ____
Community/development __xx__

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

c. 1820's-1850's. He was the architect of the Greek Revival/Italianate house at 54 Elm St built at the same time as 29 Elm St, c. 1837-38. The portion of Elm St between Bunker Hill St and High St is part of a very old system of roads which dates back to at least the mid 18th c. and linked Bunker Hill St w/sts leading to Boston. During the mid 1830's #29 Elm St's lot was sold back and forth between Chesley, Wm. Austin, Esq., James Dana, Moses Worthen, and C.O. Kimball, clerk. Buildings are not mentioned on this lot in a mortgage dated June 19, 1837 [365:505, Kimball, grantee and Austin, grantor]. Buildings are mentioned in a deed of June 1838 [375:144]--at that time Otis Wing, clerk, of Hampton, NH paid Kimball $2,000.00 for this land and "the buildings thereon." During the 1840's this house was owned by the estate of Jane and Richard C. Lawrence. On June 12, 1847, this house was sold to Eben Jackson by Woodbury Marstons, trustee of the Lawrence estate for $1,500.00. Jackson is referred to in the deed as "Boston Gentleman." By the time he sells #29 in 1853 he is referred to as "Farmer, Westborough, Worcester Co." [see 601:528, April 14, 1853]. During the 1850's a Hall Mason owned this house. By March 28, 1857, it was sold to Leonard Conant, Charlestown trader by Samuel L. Mason, housewright for $5,100.00 [761:53]. Conant lived here from 1857 until c. 1875. During this 1860's and 1870's he worked as a clerk at 84 Fanuel Hall Market, Boston. During the late 19th c. this house was owned by F.B. and J.W. Austin.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

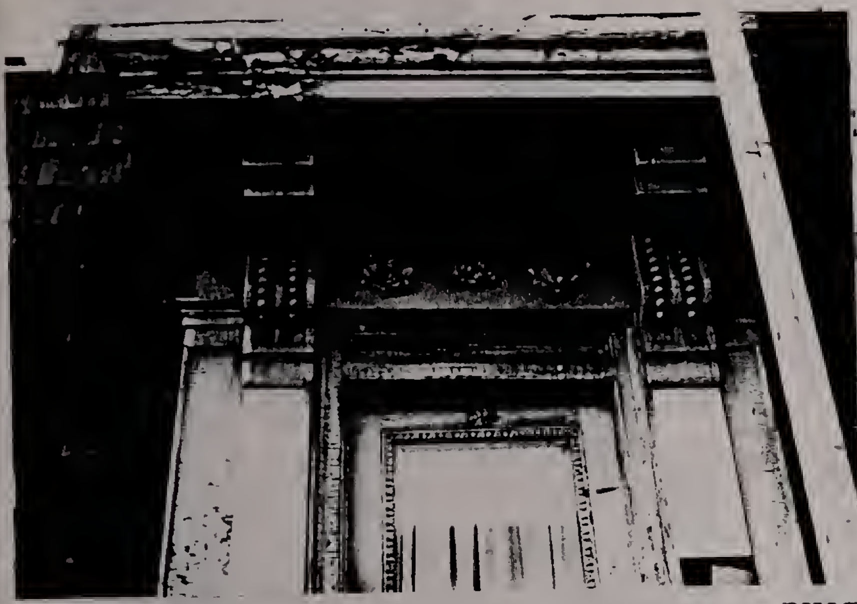
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown

ADDRESS 54 Elm St. COR. behind Bartlett and Bunker Hill Sts.

NAME ______________________

present original



No. 29N-12E SUB AREA Salem Hill:Elm-Walker Sts

1837-38

source

ITECT ______________________

source

DER Moses P. Worthen Currier Barnard

source

R Moses P. Worther

original present

PHOTOGRAPHS C-town-2-1/4,5-86

____

TYPE [✓ residential] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement

`OF flat cupola --- dormers ---

MATERIALS [✓ Frame] [✓ (wood) clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ________ concrete iron/steel/alum.

BRIEF DESCRIPTION Tall, 3-story plus high brick basement row house w/3-bay main facade, high entrance steps. Entrance enframements apparently just Doric pilasters and heavy entablature. Originally bracketed door hood with bead work on scrolls and deep molded cornice added later (c. 1856's). Windows are simply enframed. 3rd floor with bracketed wood cornice also 1850's.

EXTERIOR ALTERATION minor moderate [✓ drastic] apparently built as 2-story Greek Revival, probably w/pedimented attic altered via floor add, and door hood attached to heavy entablature

CONDITION [✓ good fair] poor ________ LOT AREA ________ sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______________________

____

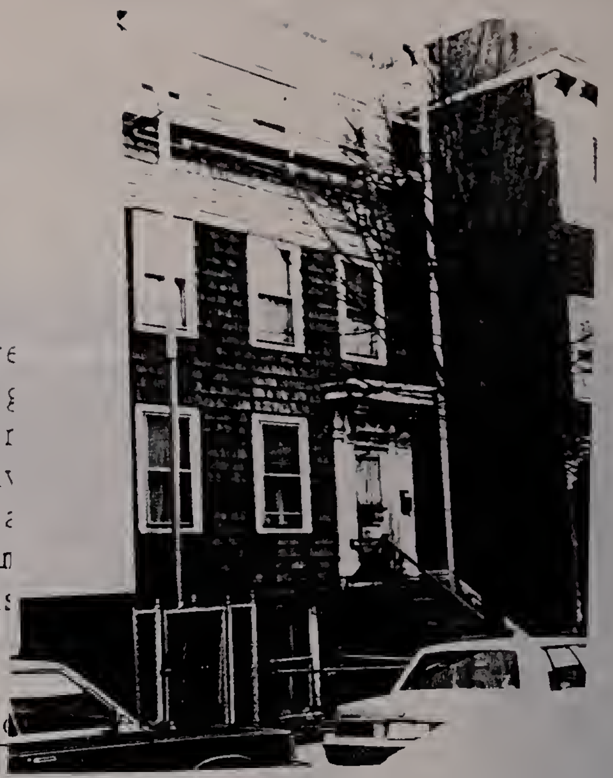
(Map)

SIGNIFICANCE (cont'd on reverse)

Built c. 1837-38, this house apparently was built as a 2-story Greek Revival dwelling-probably w/a pedimented attic. Close inspection of the entrance enframements reveals a bracketed Italianate doorhood superimposed over a Greek Revival entablature. Well-molded shell and scroll-work plaster Rococo Revival ornamentation has been applied to the entablature's center-bracketed hood (curves edged w/ beadwork) and plaster ornamentation, as well as the 3rd fl were added c. 1850's in a attempt to "up-date" this

A

Bibliography - Atlases: 1875, 1885, 1892
Directories - Charlestown - 1834-1874
Middlesex Deeds: 368:185, 375:529, 393:439, 1217:285



Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/ development xx

Conservation ____
Education ____
Exploration/ settlement ____
Industry ____
Military ____
Political ____

Recre
Relig
Scier
inv
Socia
hum
Trans

Significance (include explanation of themes checked ab

building. This house represents the work of Charlestown housewrights Moses P. Worthen and Currier Barnard. On Sept. 30, 1837, (Middlesex 368:185) Moses P. Worthen paid Colbern Barrell, ships carpenters $700.00 for #54 Elm St's lot (no buildings). The first mention of buildings on this site occurs in a deed dated Oct. 23, 1838 (Middlesex 375:529). Moses P. Worthen sold #54's lot and "the buildings thereon" to Ebenizer Weeman of Boston, blacksmith, for $1,900.00. This deed notes that the premises "include the Southerly cottage of two built by Currier Barnard and myself" (M.P. Hall). Moses P. Hall was active in Charlestown building trades from c. 1835-early 1860's. During the 1840's he lived at "35 High, opposite Franklin and at 189 Medford St. during the 1850's and early 1860's-by 1866 his widow is listed at 81 Elm St. Currier Barnard practiced carpentry in Charlestown during the late 1830's-late 1840's. He lived at 45 Green St. during the 1840's.

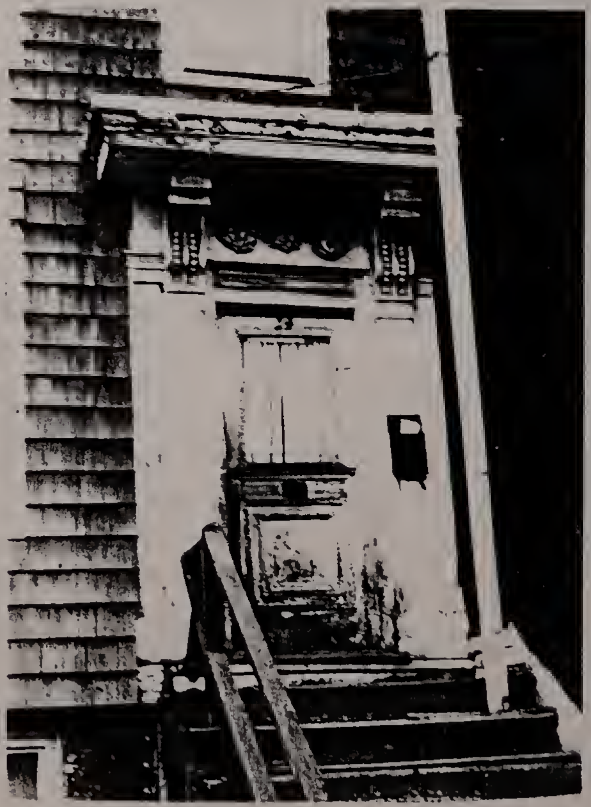
In any event, Ebenizer Weeman, "black and white smith" sold #54 Elm St. to his daughter, Lydia Ann Weeman, on June 8, 1840. She owned this property until June, 1874-at that time she sold #54 to Charles Wistar Stevens for $5,000.00 (Middlesex 1217:285). Stevens was a physician with an office in #54. He owned this house until at least the 1890's.

Other examples of Worthen's work includes: 29 Elm St-Greek Revival wood frame side hall plan house w/brick side walls, built c.1837-1838-in other words at the same time as 54 Elm St.

Elm St. was part of a Colonial Period highway system which included the Salem Turnpike, Adams St., High St., and Bunker HillSt., skirting the edge of Porced's Hill. Elm St's street-

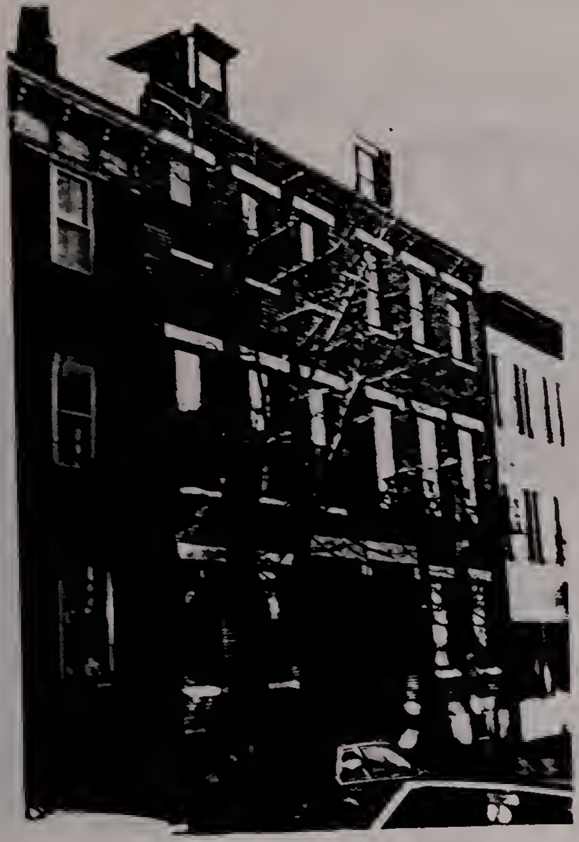
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

scape boasts one of the most comprehensive collections of 19th c. residential architecture in Charlestown ranging from Federal (22,24) to Georgian Rev. (59,61).



Bibliography and/or references (such as local hi records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown



ADDRESS 56 and 60 Elm St COR. near Bunker Hill St

NAME
present original

SUB AREA Salem Hill, Elm St. Walker St.

MAP No. 29N-12E

DATE c. 1846 Middlesex Deeds
source

ARCHITECT
source

BUILDER Mason = ?
Carpenter = Colburn Barrell Deeds
source

OWNER Colburn Barrell
original present

PHOTOGRAPHS C-town -2-1/6, 2/1-86

TYPE (residential) single (double) row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement, attic

ROOF Gable cupola --- dormers 1 per bldg.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) (brick) (stone granite trm) concrete iron/steel/alum.

BRIEF DESCRIPTION Double flat fronted red brick townhouses w/high granite basements, deeply recessed entrance [3 bay main facades, side hall plans, still intact are #60's double late 19th c. doors, w/arched glass panels. Houses exhibit simple granite sills and lintels. #60 features 2/2 wood sash, window with #58 displays 6/6 wood sash. #60 exhibits cast iron 2nd fl. balconies--these may represent authenic replacements. Each house's street facing roof slope possesses a single tall dormer.

EXTERIOR ALTERATION (minor) moderate drastic

CONDITION (good) fair poor LOT AREA 58=1500 60=1500 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

(Map)

SIGNIFICANCE (cont'd on reverse) The stately red brick and granite trimmed Greek Revival row houses at 58 and 60 Elm St were built c. 1846. Architecturally, these houses rank among the earliest examples of masonry row houses built west of Elm St. They are contemporaries of the 1840's row housing built on the northern portion of Baldwin St. Although the identity of this house's mason is not clear, a ship's carpenter named Colburn Barrel may have been responsible for interior stairs and flooring. Colburn Barrell is variously listed in Charlestown Directories as "ship carpenter" and "carpenter". He was active

Bibliography - Map: 1775, 1813, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1870's
Middlesex Deeds: 248:356, 268:47, 248:356, 501:592, 611:87, 1101:337

Moved; date if known ________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural xx
The Arts ____
Commerce ____
Communication ____
Community/development xx

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of themes checked above)

c. 1820--early 1860's. In 1834, he lived at 10 Elm St. By 1848, he resided at "Elm near Medford." During the 1850's and early 1860's he lived at 124 Elm St. He is not listed in Charlestown Directories after 1864. #58 and 60 Elm St's lots were part of a much larger parcel sold to Colburn Barrell, ship carpenter, during the 1820's. [see Middlesex Deeds 248:356-May 1, 1823 and 268:47-May 14, 1825, this parcel ran back to School St]. Barrell evidently waited two decades before erecting buildings on #58, 60's lots. He obtained a mortgage on these premises from the Scituate Inst. for Savings for $1,000.00 on Nov. 4, 1844. Buildings are mentioned on #58 and #60 Elm St's lots in a deed dated 19 April 1847 [Middlesex Deeds--501:292]. At that time Colburn Barrell "shipwright", sold their property for $2,700.00 to George W. Ireland, trader. Ireland is first listed on Elm St in 1848--his occupation is listed as "soda manufacturer". Ireland, in turn, sold #58 Elm St to Geo. W. Yeaton, Charlestown merchant, for $3,000.00, on April 25, 1853. By that time, Ireland was living in Somverville. Yeaton is listed as a merchant at 5 & 6 North Market, Boston, during the 1850's. Directories list Yeaton at 64 Elm St in 1854 and 1856. In 1858, he is listed next door at #58. By 1860, Otis Little, "mason, navy yard" is listed at 60 Elm. Little lived here until the early 1890's. Yeaton sold #58 to Seth and Helen M. Winslow and Co., Furniture Manufacturing, at 425 Medford St--his house is listed at 98 Elm St in 1870 and 58 Elm St in 1872. During the 1880's and 1890's, Gilbert Williams owned #58 Elm St. Williams was a prolific mid-late 19th c. Charlestown carpenter, later wood and coal dealer. He had extensive land holdings throughout Charlestown [see Form on 79 Pearl St]. The segment of Elm St., between Bunker Hill St and

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

and High St was part of Colonial road system, which linked Charlestown's Bunker Hill St's with High St, Adam St and Turnpike St.--This multi-segment road ran along the Southwestern edge of Breed's Hill. The segment of Elm St north of Bunker Hill St was set out c. 1840's and may have started out as the driveway to the old Alm's House. The portion of Elm St between High and Bunker Hill Sts is of interest because of the variety of its architectural styles and perhaps shows more clearly than any other street, the various stages of development of the area between Elm St and Charlestown Neck during the 19th c.

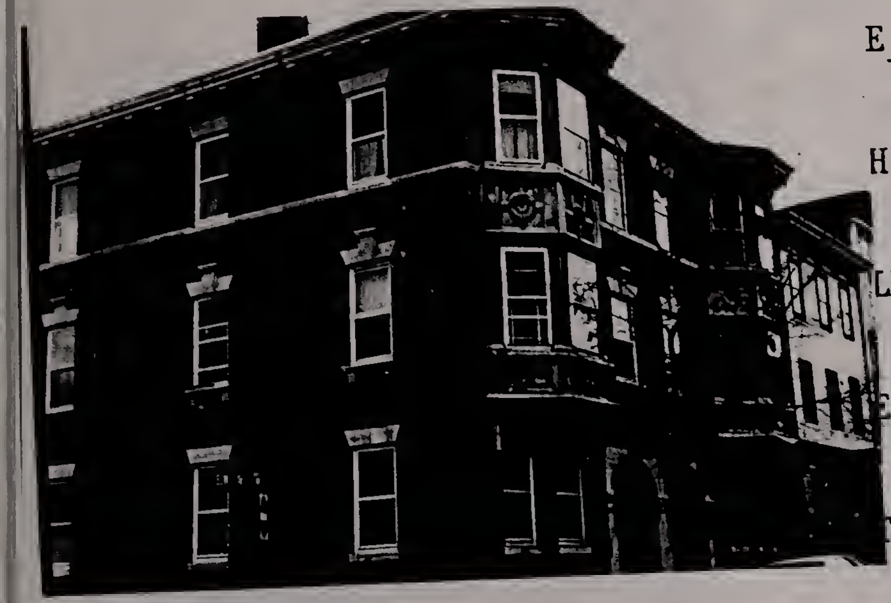
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS 59-61 Elm St COR. Hancock

NAME
present original

MAP No. 29N-12E SUB AREA Salem Hill:Elm St-Walker St



E 1906 Boston Bldgs. Dept
source

HITECT P.O. Riordan
source

LDER P.O. Riordan
source

ER C.-town
original present

OGRAPHS

TYPE (residential) single double row (3-family) 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola --- dormers ---

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other)(brick) stone concrete iron/steel/alum. copper oriels,cornice

BRIEF DESCRIPTION Handsome, Georgian Revival apartment building constructed of red brick w/ limestone (?) trim. Highly symmetrical 6-bay main facade w/paired entrances, copper oriels (spanning fls 2-3) and deep copper cornice. Main entrances retain original doors w/oval glass panels, side lights, fan lights. Entrances set within white stone enframements, featuring egg and dart moldings, acanthus leaf console keystones. Windows contain 1/1 wood sash, simple sills, wedge shaped lintels (fls 1&3), wedge shaped, key stone lintels *

EXTERIOR ALTERATION minor moderate drastic

CONDITION good fair poor LOT AREA sq. feet

NOTEWORTHY SITE CHARACTERISTICS

-2nd fl, copper oriels exhibit dentils, apron panels. White stone string course sets 3rd

(Map)

floor off from lower floors. Deep cornice w/dentils and modillion blocks.

SIGNIFICANCE (cont'd on reverse) #59-61 Elm St represents a late addition to Elm St's collection of early-mid 19th c houses. Built c. 1906, this handsome Georgian Revival apartment house replaced the contiguous rectangular and U-shaped wood frame structures that appear on this lot in late 19th c, early 20th c (1901) atlases. The quality of its craftsmanship and design is high for this type of multi-family housing. This house represents the work of a P.O. Riordan. He is not listed in late 19th-early 20th c. Boston Directories. Further research in Cambridge, Malden, Everett, etc. directories may yield

Bibliography - Atlases: 1892, 1901, 1911
Boston Buildings Dept. Records

Moved; date if known______________

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural xx
The Arts ______
Commerce ______
Communication ______
Community/ development xx

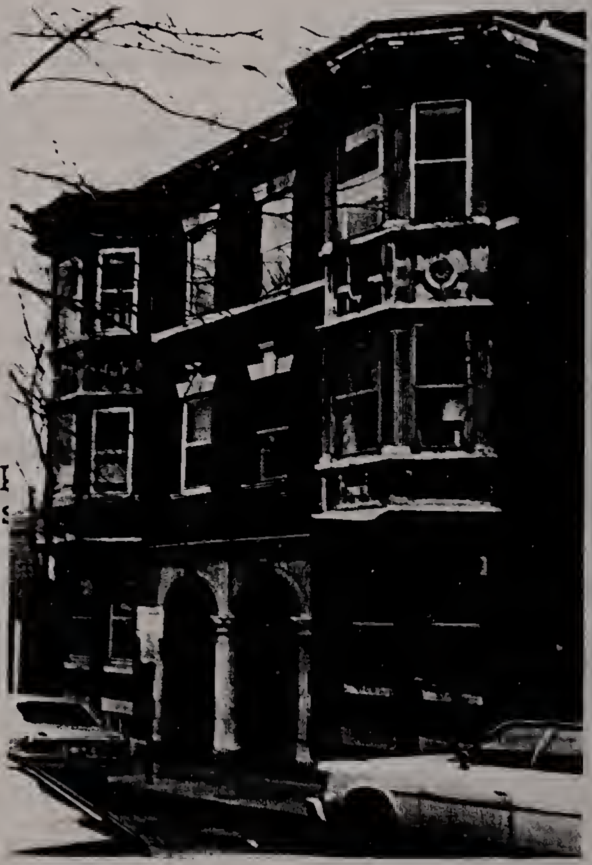
Conservation ______
Education ______
Exploration/ settlement ______
Industry ______
Military ______
Political ______

Recreation ______
Religion ______
Science/ invention ______
Social/ humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

more information on Riordan. The 1892 atlas indicates that this lot was owned by a Joseph B. Morse. Mary B. Morse is listed as this lots owner in 1901.

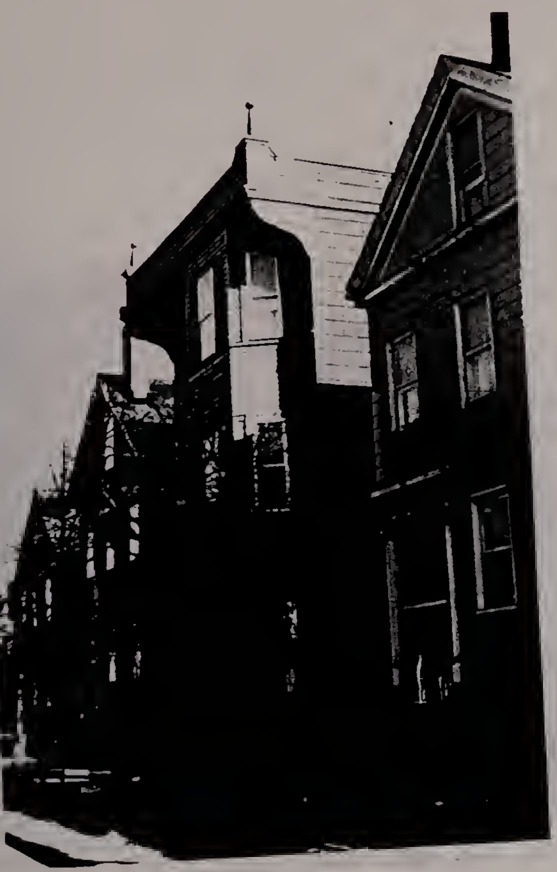
The segment of Elm St between Bunker Hill and High St's is part of a very old system of roads skirting the edge of Breeds Hill which dates to at least the 1770's. Elm St was evidently more formally laid out c. 1810. At that time it was "conveyed to the town by Oliver Holden. Prior to 1810 it had been called Washington St. The segment of Elm St from Bunker Hill St to Medford St dates to the late 1830's. Elm St boasts one of the most stylistically comprehensive collections of 19th c. domestic architecture in Charlestown.



Preservation Consideration (accessibility, re-use
for public use and enjoyment, protection, utilitie

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 85 Elm St. COR.

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slope: Elm-Short Sts.

DATE 1892 Boston Bldg. Dept.
source

Builder ~~ARCHITECT~~ Donovan and Brock "
source

Architect ~~BUILDER~~ Charles A. Halstrom "
source

OWNER Ellen Jennings
original present

PHOTOGRAPHS C-town - 7. 5/4-86

TYPE [✓ (residential)] single double row 2-fam. [✓ 3-deck] ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola -- dormers --

MATERIALS [✓ (Frame)] [✓ clapboards] [✓ shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Well-preserved, 3-decker Queen Anne house. 3-bay main facade, sidehall plan. Low brick basement. Recessed entrance w/well crafted entrance moldings. Bldg. retains clapboards. Main facade dominated by octagonal, 2-story oriel and unusual projecting parapet. Both oriel and parapet are supported by large, curved and pannelled brackets. Parapet features plinths at each corner which support elongated copper finials.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 1545 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Flanked by Greek Revival, sidehall plan houses w/ pedimented attics.

(Map)

SIGNIFICANCE (cont'd on reverse)

Built in 1892, 85 Elm St. is a rare example of a 3-decker house within the survey area. It represents a late addition to Elm Sts. collection of primarily mid-19th c. single family houses. Particularly noteworthy is its unusual design--its main facade features an octagonal oriel window which rises 2 levels to a parapet with distinctive, elongated fintals at its corners. Both oriel and parapet are supported by well-carved, pannelled brackets. It represents the work of Charlestown architect Charles A. Halstrom and represents one of the very few

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Boston Directories: 1880's, 1890's
B.P.L. Card File--Architects/Builders
Boston Bldgs. Dept. information
Moved; date if known_____ Patrick Donovan Obit. B.P.L.
Vertical file, Sept. 18, 1912

Themes (check as many as applicable)

Aboriginal _____
Agricultural _____
Architectural X
The Arts _____
Commerce _____
Communication _____
Community/development X

Conservation _____
Education _____
Exploration/settlement _____
Industry _____
Military _____
Political _____

Recreation _____
Religion _____
Science/invention _____
Social/humanitarian _____
Transportation _____

Significance (include explanation of themes checked above)

architect-design houses in the survey area. Charles A. Halstrom was active in Charlestown/Boston architectural practice from c. late 1880's-c. early 1900's. He is first listed in the 1886 Boston Directory at 58 Monument St., Charlestown. By 1895 he was working at 7 Exchange Pl. and lived at 104 Main St. He is not listed in the 1905 Boston Directory. Houses built by Halstrom in Charlestown include 461 Main St. (1896), 49 Lawrence St. (1891) and 67, 69, 71 Baldwin St. (see Form), built in 1898. The builders of this house were Patrick J. Donovan and Edward Brock of Donovan and Brock. This firm was active in Charlestown building trades c.1880's-early 1900's. Patrick J. Donovan was a local late 19th c. political figure as well as builder. He served as the head of the City Board of Alderman. He was born in Charlestown in 1842, and began his business career as a clerk in a provisions store, becoming a contractor and mason. For eight years he was a member of the Charlestown Fire Dept. and was a member of the Charlestown Veteran's Fireman's Association. He was the builder of the 3-story, 3-family building at 282 Bunker Hill St. (1897) and a brick engine house built for the Charlestown Gas Co. at Hamblen St., near Dorrance St. This house's first owner was an Ellen Jennings.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

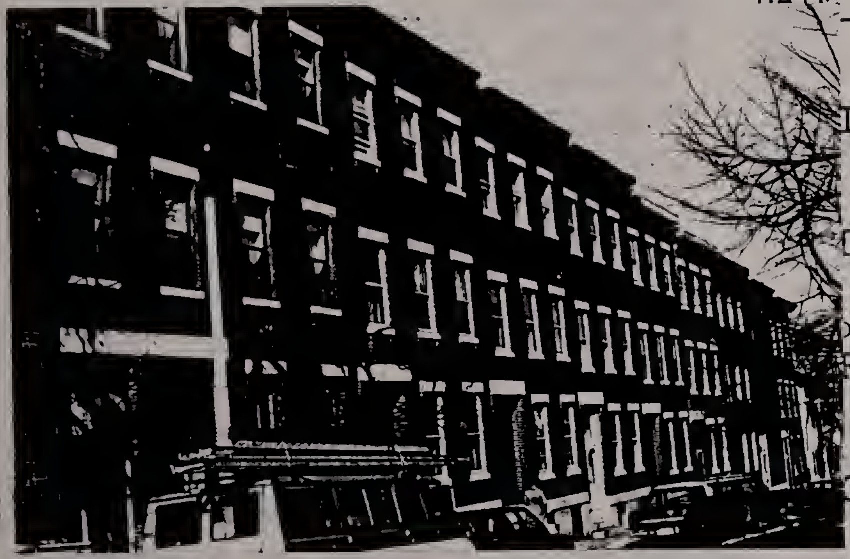
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown

ADDRESS 98-114 Elm St. COR. Between Bunker Hill St. and Medford St.

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, North Slope: Elm- Short sts



DATE 1856-1858 deeds
source

ITECT
source

DER Isaac C. Cushing deeds
possibly Weston and
on)
source

R Isaac C. Cushing
original present

OGRAPHS C-town--7.5/6, 6/1.86

TYPE ([✓ residential]) single double row 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement

OOF flat cupola -- dormers --

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
([✓ Other]) [✓ brick] [✓ stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Group of nine red brick Italianate row houses. Each house rises 3-stories from a low granite basement to flat roof w/deep bracketed cornice. 3-bay main facades w/sidehall plans/recessed entrances. Planar surfaces pierced by standard size windows w/simple will and lintels bars (granite(?) painted white.

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA sq. feet

NOTEWORTHY SITE CHARACTERISTICS Much of Elm St's mid-19th c. charm is dependent on this group. These rowhouse form attractive red brick, stone trimmed wall.

(Map)

SIGNIFICANCE (cont'd on reverse)
Architecturally, this group's surface treatments underline the conservatism of mid-19th c. Charlestown rowhouse architecture. These extremely plain buildings are characterized by low granite basements planar surfaces and simple stone trim. The Italianate lintels strike a somewhat progressive note. It is interesting to note that at the time of this group's construction, the swell or bow front was enjoying wide spread popularity in Boston's South End.

A

Bibliography: Maps 1818, 1833, 1839, 1848, 1851
Atlases--1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

Evidently, #98-114 Elm St. ~~request~~ presents the work of I.C. Cushing, builder. Cushing was active in Charlestown building trade from c.1840-1858. He is listed as boarding at 54 Main St. in 1842 and is last listed as a mason residing at 36 Winthrop St., Charlestown. On August 25, 1856, I.C. Cushing paid the City of Charlestown $13,716.88 for a large parcel of land on Elm St. (no building) which included lots 17, 19, 21, 23, 25, 27, 29 and 31 (see plan of the Alms House Estate, Bunker Hill, Charlestown. Nov. 24, 1848. These contiguous lots were conveyed to Cushing under the condition that "the said lots shall be improved by the erection of brick buildings not less than 3-stories in height. Only "dwelling houses" or "stores" could be erected on this land (Middlesex 741:507) Weston and Mason, Charlestown painters (builders), may have played a role in the construction of this group as Cushing sold #110 to them for $4,000 on Feb. 24, 1859. The Cushing-Weston and Mason deeds mentions buildings on this lot. Weston and Mason, in turn sold #110 to Daniel Hill, Charlestown trader for $3,500.00. #110 is described in this deed as "the 7th house in a 9 building brick block." (811:178). By 1875 #98-114 Elm Sts. owners included Samuel Easter, trunk manufacturer at #98, Dan W. Lowell, 4 Cellar: New F.H. Market, Boston at 100, N.S. Durkee (occ. unknown) at 102, Jos. H. Maynard, bookkeeper; 10 Polk St. at #104, James O. Turner at #106, Samuel F. Summers, machinist, 63 Beverly St. at #108, Geo. W. Hobbs, books and fancy goods, 83 Main at #110, W.D. at 112 and Wm. E. Clayton, tailor, 163 Washington St., Boston at #114 Elm St. Owners in 1901, included Henrietta L. Day at 98, Peter Mackin Heirs at #100, P.L. Mario at 102,

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

H.F. Boler at 104, S.B. Green Jr. at 106, Eliz. Bymer at #108, J.J. # M.J. O'Brien at 110, Benj. F. Brown at #112 and Catherine Brennan at #114.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

between the Civil War and Ca. 1930. For many years (going back to at least 1875), Van Nostrand's brewery was located just to the south of Whittemore-Wright, in a large plant at the corner of Arlington and Alford Sts.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 120,122 Elm St. COR. near Medford St.

NAME ____ present ____ original

MAP No. 29N-12E SUB AREA Salem Hill: Elm-Short Sts.

DATE c.1840-1842 source Middlesex Deeds, C-town Directories

(Photo)

ARCHITECT ____ source

BUILDER Moses Worthen(?)
Caleb Pratt (?)
James Hurd (?)
Colburn Barrell(?) source

OWNER Caleb Pratt original ____ present

PHOTOGRAPHS C-town--7.6/2.86

TYPE [✓ (residential)] single double row 2-fam. 3-deck ten apt.
(non-residential) ____

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF gable cupola -- dormers --

MATERIALS [✓ (Frame)] [✓ clapboards] [✓ shingles] stucco asphalt asbestos alum/vinyl
(Other) brick high stone basement concrete iron/steel/alum.

BRIEF DESCRIPTION Boxy, late Federal/Greek Revival wood frame house.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____

CONDITION [✓ good] fair poor ____ LOT AREA 120=736
122=730 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____

(Map)

SIGNIFICANCE (cont'd on reverse)

Built c.1840-1842, #120/122 Elm St. is one of the oldest dwellings on the northeast slope of Bunker Hill. Architecturally it represents a substantial, late Federal/Greek Revival double house with an unusually extensive brick/stone north wall which extends to the level of the 2nd fl. 120/122 are two center passage houses which stand "back to back" with entrances on the side walls and broad and wall gable facing the street. Evidently this house stood in isolation until c. late 1840's/early 1850's--until the late 1840's much of Bunker

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1901
Charlestown Directories: 1834-1874
Middlesex Deeds

Moved; date if known ________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

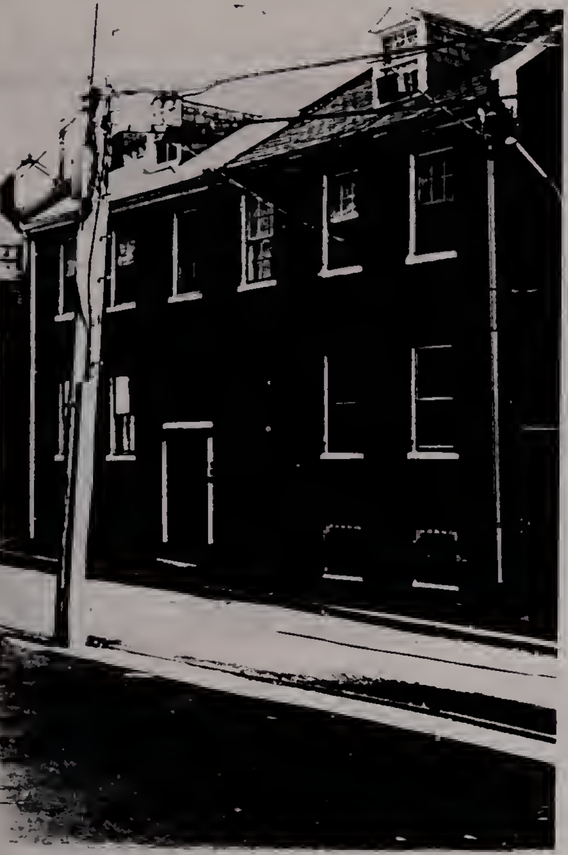
Hill's northeastern slope was pasture land--Deacon Larkins pasture encompassed Elm St. and its adjacent house lots. (see 1818 map) #120 (122 Elm St. has historical associations with at least 4 important mid-19th c. Charlestown builders: Moses northern (see Forms on 29 and 54 Elm St., both date to c.1837), Caleb Pratt (probably this houses builder, more often associated with house construction in Sullivan St. area), James Hurd, carpenter and Colburn Barrell, ships carpenter.

On July 7, 1840 (595:96) Caleb Pratt, housewright, sold 120/122's lot to Henry Warren, Charlestown cordwainer for $790.00. Pratt, in turn had purchased this lot from Moses Northern. This house was one of the first buildings oriented toward Medford St. Medford was set out c. mid-1830's. In any event, Warren sold this house (or at least 122) on April 27, 1847 (501"296) to Susan Barrell, wife of Colburn Barrell, ship's carpenter for $1,000.00. Colburn Barrell was evidently responsible for the carpentry of 56 and 60 Elm St. (see form, c. 1846). Susan Barrell owned #122 until at least c.1885. Charlestown Directories indicate that James Hurd, carpenter/real estate agent James Hurd. As early as 1842 he islisted as living at the corner of Elm and Medford Sts. During the 1840's his occupation was "carpenter". By 1852 he was a real estate agent, still living on Elm St. Hurd lived at #120 until the mid-1870's. #120/122's early 1840's construction was the harbinger of a building boom in Charlestown, triggered largely by the "Great Immigration"--the wave of primarily Irish immigrants that came to Boston during the mid-1840's (some 130,000 immigrants settled in Boston and vicinity from 1845-1855).

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown



ADDRESS 17, 19 Elwood St. COR. near Putnam St.

NAME ____________________
present   original

MAP No. 28N-12E   SUB AREA WINTHROP SQ.

DATE ca late 1820's - early 1830's   source stylistic

ARCHITECT ____________________
source

BUILDER ____________________
source

OWNER Ira Foster (?)
original   present

PHOTOGRAPHS CT-4-1/1-87

TYPE [✓ residential]) single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Gable   cupola —   dormers 1 per segment at main facade.

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ Other]) [✓ brick] stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Double Federal house - constructed of red brick. Rises 2-stories to gable roof. Side hall plans. Paired entrances. 3-bay main facades. Both halves characterized by planar wall surfaces, 2 small square windows at basement level. Entrances originally open and recessed w/ graceful semi circular arches edged w/ header bricks. Entrances presently covered w/ late 19th c (?) outer doors and multi pane transoms visible behind #17's outer door is multi pane transom of inner door. In general windows are slightly recessed within masonry wall. Windows display raised outer moldings and contain 6/6 wood sash (on #17) and late 19th c. 2/2 wood sash on #19. Bldg's brickwork consists of 7 rows of stretcher bricks for every row of header bricks (in other words not Flemish bond, making late 1820s/early 1830s a very believable date for this house): Bldg. enclosed by gable roof w/ 1 pedimented gable roofed dormer per half.

EXTERIOR ALTERATION [✓ minor] moderate drastic ____________________

CONDITION [✓ good] fair poor ____ LOT AREA 17-1000 19-1080 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ____________________

(Map)

SIGNIFICANCE (cont'd on reverse)

Tucked away on a cul-de-sac off Putnam street and parallel to Common st/Training Field, #17, 19 Elwood st. ranks among Charlestown's most charming "hidden" architectural treasures. Judging by its form and stylistic elements this well-preserved double Federal house dates

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories - 19th c.
Middlesex Deeds - #17 - 1001: 358, 367
#19 - Suffolk Deeds - 3187: 410, 408
Cutler - Slides of Old Charlestown - v. 4

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal	____	Conservation	_
Agricultural	____	Education	_
Architectural	x	Exploration/ settlement	_
The Arts	x	Industry	_
Commerce	____	Military	_
Communication	____	Political	_
Community/ development	x		

Significance (include explanation of themes checked above)

to. ca. late 1820's/early 1830's. #17, 19 Elwood st. is a contemporary of 7, 9, 11 Union st, 27, 29 Washington st and 24, 26 Adams st - all built ca. late 1820's/early 1830's in the Late Federal style and exhibiting distinctive header brick edged arches. #17, 19 Elwood st. is difficult to date via deeds - evidently this double house was part of the extensive real estate holdings of Ira and Catherine Foster [with possible early ownership by Caleb Pierce). Further deed research is needed to unravel the pre late 1860's histories of #'s 17, 19. #17 Elwood was sold to Michael Sullivan on 29 July 1867 after many(?) years of ownership by Ira Foster and his heirs - Middlesex Grantee indexes contain many listings for Ira Foster during the first half of the 19th c. - a similar situation exists for #19's principal 19th c. owners - Caleb Pierce/Duncan Bradford. #17, 19 Elwood war originally known as 6, 8 Mechanic st. - a careful study of the 1834 Charlestown Directory might reaveal the owners and/or Tenants of #'s 6, 8 Mechanic st (another aproach might be to study the Probate records of Ira Foster and Caleb Pierce). In 1834, a William Barnes, painter is listed

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

at 2 Mechanics st., while a Noah Butts, engineer lived at #4. Elwood St. appears on the 1817 Peter Tufts map labeld Mechanics Court. This cul-de-sac was probably set out ca. early 1800's - its developement triggered in part by the establishment of the Charlestown Navy Yard (1800) and the opening of the Salem Turnpike (1803) which encompassed Common st and Adams st. During the early 19th c. a large percentage of the Training Field area's residents were employed at the Charlestown Navy

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

Yard as blacksmiths, shipwrights, chandlers etc. In any event, Michael Sullivan owned #17 from 1867 - until the early 1900's. He is listed in 1860's/70's Charlestown Directories as a "laborer". Duncan Bradford, owner of #19 during the 1870's/80s is listed as a "notary and real estate" [agent]. Perhaps this houses most intriguing owner was the painter and world traveler Edmund Quincy. An article in the Boston Globe for June 8, 1931 by A.J. Philpott describes Mr. Quincy as "primarily an explorer - one who goes into

INVENTORY FORM CONTINUATION SHEET

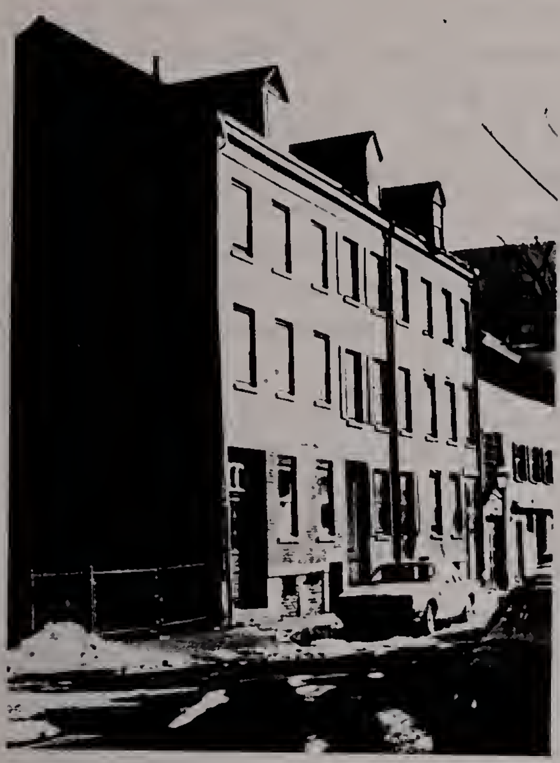
BOSTON Landmarks COMMISSION

Community: charlestown	Form No:
Property Name: 17, 19 Elwood st.	

Indicate each item on inventory form which is being continued below.

the byways of Europe hunting for things old and artistic. when he began to paint during his student years in Boston he acquired the habit of wandering around in the old Boston streets and alleyways hunting for subjects. His first great discovery after he had explored Beacon Hill was charlestown." Evidently Edmund Quincy owned #17 Elwood st during the 1930s and 1940s - further research is needed on Mr. Quincy's career as a painter. According to Cutler (v. 4, slides of old Charlestown - B.P.L.). Quincy's wife fashioned one of #17's rooms "after a Normandy cottage of the 18th century that may be seen in the Dieppe Museum in France." In the dining room, The Quincys added a border of Dutch tiles to the original mantle. The Dining room, during the Quincy's ownership contained a view of Bruge, Belgium painted by Edmund Quincy. Evidently this house back yard was well-landscaped by the Quincys - the tile's for the back yard's walkway came from the old Waverly House at City square, Charlestown. In addition, a wood shed of considerable age was (is?) located in #17's backyard.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. [illegible] Area Charlestown



ADDRESS 17,19,21 Essex St. COR. near Lyndeboro Pl.

NAME
present original

MAP No. 29N-12E SUB AREA Main St.-Rutherford Ave.

DATE c.1847-1853 Middlesex Deeds
source

ARCHITECT
source

BUILDER Lemuel M. Standish Charles Woodbury
source

OWNER Standish and Woodbury
original present

PHOTOGRAPHS C-town 1.3/1.86

TYPE (residential) single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 3 plus basement, attic

OF gable cupola -- dormers 1 per main facade

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
(Other) [✓ brick] stone concrete iron/steel/alum.

BRIEF DESCRIPTION Greek Revival, 3-story, sidehall plan, flat fronted row houses w/low, granite post and lintel basements (3/3 wood sash basement windows), 3-bay main facades w/recessed entrances (#19 exhibits original entrance treatments). In general, windows exhibit simple, rectangular stone sills and lintels and contain 6/6 wood sash (#21), 2/2 wood sash on #'s 19, 17. Dentil-like brick work appears at cornice. Dormers w/gable roofs granite lintel appears over each entrance.

EXTERIOR ALTERATION minor moderate drastic

CONDITION [✓ good] fair poor LOT AREA sq. feet

NOTEWORTHY SITE CHARACTERISTICS Part of Essex Sts. collection of mid-19th c. rowhouses

(Map)

SIGNIFICANCE (cont'd on reverse)
Essex St. (and Lyndeboro Pl.) represents a charming enclave of c.mid-1840s-mid-1850s row houses which have escaped the intensive c.1960's urban renewal that occurred in much of the surrounding area. #17,19,21 Essex, and the other houses on this thoroughfare were developed on former Middlesex Canal Co.-owned land. The Mill Dam, Mill Pond/southern terminus of the Middlesex Canal was once located at the southwestern terminus of Essex St. (originally Canal St.) Architecturally, this trio of red

A

Bibliography: Maps: 1818, 1833, 1839, 1848, 1851
Atlases: 1875, 1885, 1892, 1902
Boston Directories: 1830-1890
Middlesex Deeds

Moved; date if known ______________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

brick row houses represents a restrained, chastely rendered approach to Greek Revival domestic architecture. These houses stand taller than most of the houses on this street and are characterized by planar masonry surfaces, and granite trim confined to straightforward post and lintel basement treatments and simple rectangular sills and lintels. The cornice is crisply accented by narrow raised brick work banding and dentil-like brick course. The narrow, gable roofed dormers are set out in a regimental row. Built c.1847-1853, these houses represent the work of Lemuel M. Standish and Charles Woodbury. These masons evidently worked together beginning c. late 1840's but are not listed as copartners until the mid-1860's. Charles Woodbury is first listed in the 1834 Boston Directory at 2 Bradford Pl. (occupation: mason). By 1850 he lived at 41 West Cedar, on Beacon Hill. By 1860 he lived at 91 Pinckerey St., Beacon Hill. By 1865 Woodbury was a partner in Standish and Woodbury "masons and builders"--also mentioned as a partner in this firm was David Connery (I think he was the builder of the Roxbury Pudding Stone workers houses on Mission Hill, Tremont St.) Lemuel Standish is first listed in the 1839 Boston Directory as a carpenter at 59 Carver St. He lived on Carver St. until the early 1860's. Standish and Woodbury were active in a formal co-partnership from c.1865-c.1885. In 1885 Standish lived at 32 Commonwealth Ave. He is not listed in the 1890 Directory. Charles Woodbury is listed at 16 Commonwealth Ave. in 1890, but does not appear in the 1892 Boston Directory.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Middlesex Deeds indicate that this group was build at some point between the drawing-up of the "Plan of Building Lots in Charlestown" belonging to Lemuel Standish and Charles Woodbury and others, Dec. 10, 1847 and the sale of #17 to Michael Gorman, file cutter, 30 April, 1853. (Middlesex Deed 611:71)

By 1875 owners of this trio included: D.W. Keyes--#17, Abner Stearns of Waltham--#19 and Gustus Peterson, of Peterson and Jameson, 410 Commercial St. (house 60 Chestnut St. Charlestown. Owners in 1901 included Eliz. F. Goodrich Jr.--#17, George E. Shaw, Clerk, 270 Hanover, house at Chelsea and Henry Kane--#21. Evidently the fourth house in this group (at the Essex and Lyndeboro Pl.), disappeared c.1892-1901.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

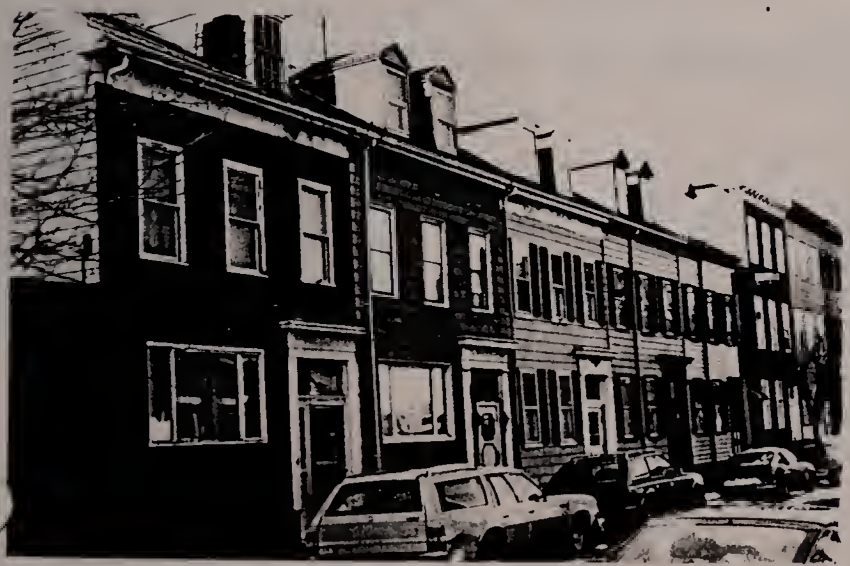
Essex St. was originally called Canal St. because of its proximity to the Middlesex Canal. Set out c.1830's (and evidently in a more formal fashion by 1844, see Middlesex Plan 2, Book 120). The residential development of Essex St. (over Middlesex Canal Co. land during the mid-1840's/early 1850's was a sign of the Middlesex Canal impending dissolution. Prior to the mid-1840s, Essex St. (and nearby Mill St.) were lined with Middlesex Canal-related structures.

17, 19, 21 Essex St.

Beginning c.mid-1840's Essex St. began to be developed with Greek Revival masonry and wood rowhouses. The primary developers of these groups were apparently former Middlesex Canal Co. employees, including Thomas Greenleaf, lock tender during the 1820's, later carpenter and developer of much of the Isaac Mead Estate (see Form on 38 Mead St.), Richard Frothingham, Canal agent, Lemuel M. Standish and Charles Woodbury (both masons).

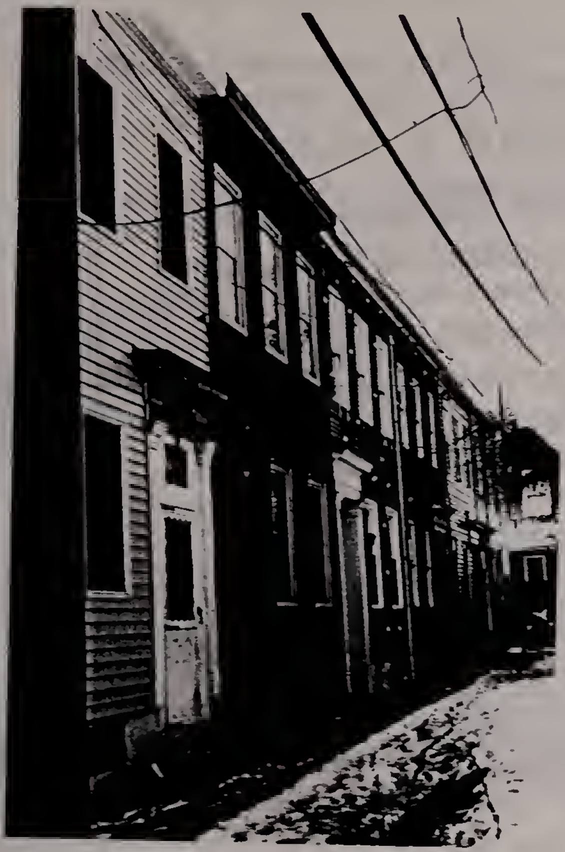
As Canal St., Essex St. originally ran southwestward from Main/Mill Sts. to the old Charlestown mill pond, turning northward along the path of present day Rutherford Ave. and terminating at Sullivan Sq. The Mill Pond was the southern terminus of the old Middlesex Canal (in operation from 1803-c.1851, linking Boston with the Merrimack Valley and ultimately Concord, N.H.

The Charlestown Mill Pond was a tidal pond lying just south of the Neck and between the natural shoreline west of Main St., Charlestown, on the east, and the shoreline of the McLean Asylem grounds, on the West. A dam was built (c.1645) between these lines, running from approximately the unction of Mill St. and Rutherford Ave. in a northwesterly direction, by an irregular line to the opposite shore. During the mid-17th c. the mills were at the southeasterly extremity of the Pond, by the dam; Mill Lane, now Mill St. (no early mill or canal related bldgs. presently extant), leading to them These mills are variously referred to in 17th and 18th deeds as "Charlestown Tide Mills," "The Water Mills in Charlestown, the Grist Water Mills" and "The Corner Mills." Early owners included members of the Sedgwick, Stetson, Coftomore, Allen and Phipps families. In 1775, a part of the mills were destroyed by British shells and the remainder were burned by the Americans the following year. Evidently, the dam and mills were not rebuilt until the late 1780's--the inventory of the estate of Wm. Paine, filed 1/16/1787 mentions "the reunions of an old mill dam, store cellar etc. situated upper end of Charlestown." In 1796, the Town of Charlestown took possession of the Mill Pond, dam marsh and beach "in behalf and for the use of said town." In 1803 the entire mill property was bought by the Middlesex Canal Co. for $11,250.00. Evidently Essex St. and adjoining lots was part of the 2 1/2 acre parcel purchased from the Commonwealth--between the mill-pond and Main St., Charlestown, for $1800. Henceforth the Mill Pond became a sort of storage basin for row boats and also for large rafts of logs and ship spars. The use of the pond by the millers became subservient to these uses made by the Canal co. A floating tow-path was built along the easterly side of the pond, and in 1826, this was supersided by one made of solid filling, which is now within the limits of Rutherford Ave. (extension of Canal/Essex St.) In any event, the Middlesex Canal linked Boston with the Merrimack Valley and ultimately Concord, N.H. The Canal was supplied with water from the Concord River, the canal's total length (from Merrimack River to Charlestown) was 27 miles.



4-12 Essex st.

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown



ADDRESS 1,2,3,4,5,6 Forest Pl. COR. off Eden St.

NAME
present original

MAP No. 29N-12E SUB AREA Bunker Hill, South Slope: Eden-Baldwin Sts.

DATE 1859-1860
source

ARCHITECT
source

BUILDER Weston and Mason
William Smith (?)
source

OWNER Weston and Mason (?)
original present

PHOTOGRAPHS C-Town-1·5/6·86

TYPE [✓ (residential)] single double [✓ row] 2-fam. 3-deck ten apt.
(non-residential)

NO. OF STORIES (1st to cornice) 2 plus basement

OF flat cupola --- dormers ---

MATERIALS [✓ (Frame)] [✓ (clapboards)] [✓ (shingles)] stucco [✓ (asphalt)] asbestos [✓ (alum/vinyl)]
(Other) brick stone concrete iron/steel/alum.

BRIEF DESCRIPTION Group of 6 small wood frame Greek Revival row houses. Side hall plans, narrow 3-bay main facades. Houses retain granite door steps. Handsome entrance enframements consisting of slender Doric pilasters and cornice headed entablatures. Paired entrances appear at #1 and 2. Clapboard sheating mostly replaced by modern siding. Houses exhibit projecting, molded cornices.

EXTERIOR ALTERATION minor [✓ (moderate)] drastic modern siding

CONDITION [✓ (good)] fair poor LOT AREA 1=879 3=788 5=808, 6=906 2=793 4=779 sq. feet

NOTEWORTHY SITE CHARACTERISTICS Charming mid 19th c. enclave-six row houses bordering narrow cul-de-sac

(Map)

SIGNIFICANCE (cont'd on reverse) Architecturally, #1-6 Forest Pl. reflects the stylistic conservatism of Charlestown housing during the mid 19th century. Constructed of wood and of a modest scale, these houses exhibit retardataire Greek Revival elements-this group's entrance enframents represent a trademark of Charlestown builders Weston and Mason e.g., slender Doric pilasters and cornice headed entablatures. These enframaments appear on the houses of Bolton Pl. and Mason Ct. Middlesex Deeds point to a construction date of c. 1860 for this group. Apparently #1-6 Forest Pl. represents the work of prolific

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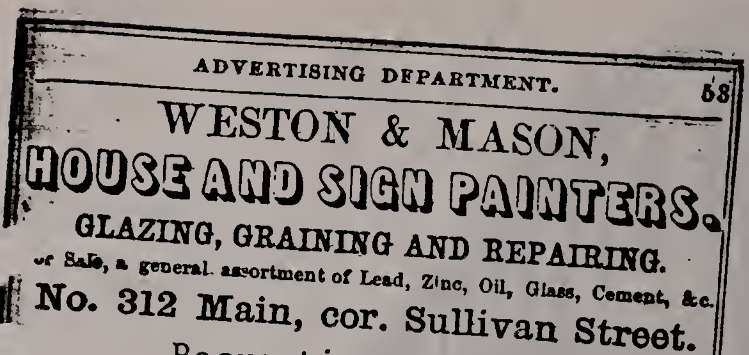


ADVERTISING DEPARTMENT. 58

WESTON & MASON,

HOUSE AND SIGN PAINTERS.

GLAZING, GRAINING AND REPAIRING.

or Sale, a general assortment of Lead, Zinc, Oil, Glass, Cement, &c.

No. 312 Main, cor. Sullivan Street.

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ______
Agricultural ______
Architectural xx
The Arts ______
Commerce ______
Communication ______
Community/ development xx

Conservation ______
Education ______
Exploration/ settlement ______
Industry ______
Military ______
Political ______

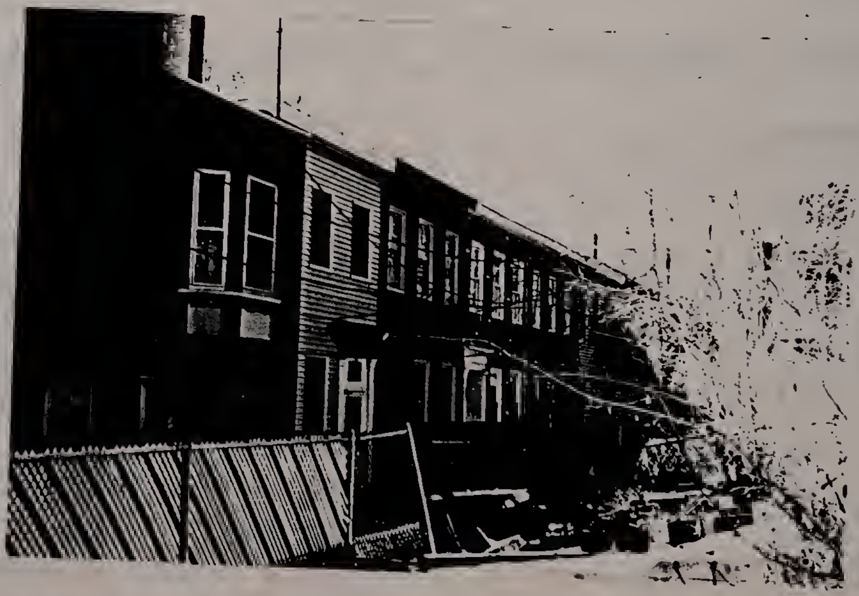
Recreation ______
Religion ______
Science/ invention ______
Social/ humanitarian ______
Transportation ______

Significance (include explanation of themes checked above)

Charlestown builders David B. WEston and Rufus Mason. Weston and Mason evidently purchased these lots from a William Smith on March 15, 1860 (several William Smiths are listed in the 1860 Charlestown Directory). The Middlesex grantee index did not list the Smith/Weston-Mason transaction of March 15, 1860 (841:68). Buildings are mentioned on this property in a deed associated with #2 Forest Pl.--on August 18, 1860, Benjamin Brown of Charlestown, paid Weston and Mason $3,800.00 for #2 Forest Pl. "with the buildings thereon." Brown was an insurance agent. David B. Weston and Rufus Mason were in partnership as "painters and glaziers" (builders) from c. early 1850's-1863. Weston and Mason are well-represented within the survey area with examples of their work at: 19-35 Russell St. (Italianate wood frame row, 1857), 2,4 Mason Ct. (double Italianate/Greek Rev. houses, c. 1860, Bolton Pl. row houses, Greek Revival c. 1860 and 7-19 Wall St., an Italianate row of c. late 1850's. After 1863, Weston worked as a visitor for the Overseers of the Poor in Boston and Mason formed a partnership with his son George-this firm was active c. 1863-c. early 1870's. By 1875, this group's owners included an N.R. Lanan (occ. unlisted) at #1, Hezikiah B. Gove, baker at #2 (he acquired this house on April 22, 1867, see 991:458); Edwin A. White, machinist, 120 Albany St., Boston at #3, Charles Talpey, carpenter, house 4 Forest Plat #4; N. Delano at #5 and Rufus Mason's estate owned #6 (#2-4 were owner occ. in 1875). By 1901 owners included an F. M. Williams-#1; Ida M. Gove-#2, Sarah J. White-#3, C.W. Talpey-#4, Cath T. Taylor-#5 and M. Locarcio-#6.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

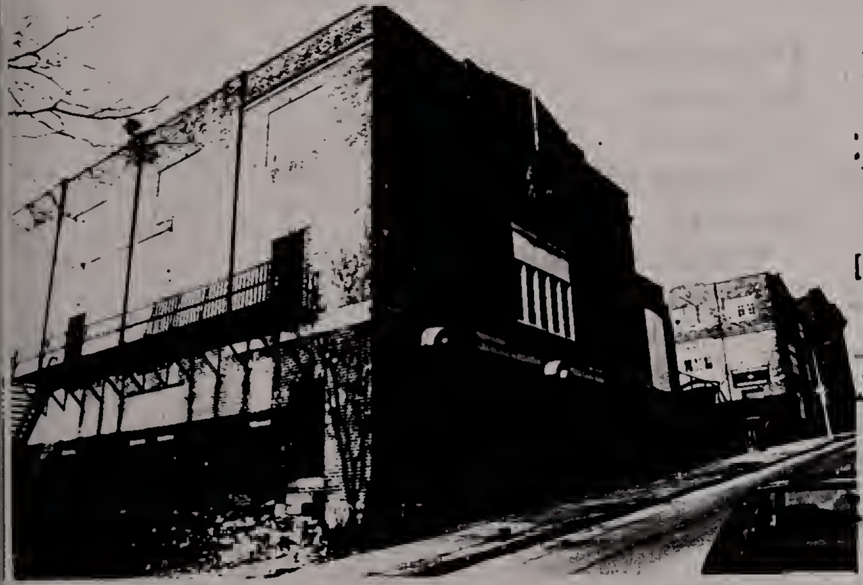
Bibliography and/or references (such records, early maps, etc.)



BOSTON LANDMARKS COMMISSION Building Information Form Form No. ___ Area Charlestown

ADDRESS 9-15 Green st. COR. betw. Main and High sts.

NAME Boy's Club of Boston Inc. Charlestown Boy's Club
present original



No. 28N-12E SUB AREA east

: 1917 "Charlestown Enterprise" 2/17/1917
source

ITECT O.(?)A. or Q(?)A. Thayer " "
source

DER
source

R Trustees of Charlestown Boy's club
original present

PHOTOGRAPHS

TYPE (residential) single double row 2-fam. 3-deck ten apt.
[✓ (non-residential)] clubhouse

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF flat cupola — dormers —

MATERIALS (Frame) clapboards shingles stucco asphalt asbestos alum/vinyl
[✓ (Other)] [✓ brick] [✓ cast stone trim] concrete iron/steel/alum.

BRIEF DESCRIPTION Large, U-shaped, 3-story clubhouse - constructed of Tapestry brick w/ cast stone trimmings - 7-bay main facade opens on to courtyard flanked by wings. Jacobethan detail e.g. spring blocks w/ figure heads, shield/placque above side door reads "Bon Cocur".

EXTERIOR ALTERATION [✓ minor] moderate drastic

CONDITION [✓ good] fair poor LOT AREA 13,280 sq. feet

NOTEWORTHY SITE CHARACTERISTICS

SIGNIFICANCE (cont'd on reverse)
Situated across the street from the old Dexter Mansion (see Form on 14 Green st.), the Charlestown Boys Club (now the headquarters for Boys club of Boston, Inc.), was built in 1917. Its sprawling, U-shaped form clings to the steep southwestern slopes of Breed's Hill. This building occupies the site of the old James Hunnewell house. Architecturally, this red brick and cast stone trimmed building represents a competent foray into the Tapestry brick / Jacobethan style. The Boston 200 placque (1975, Bicentennial) on this building reads

(Map)

– "Charlestown Enterprise" – Feb 17, 1917 "Construction of New Club House"
"Charlestown Enterprise" Dec 8, 1917 p. 1 "Imposing structure for Boy's Club House".
"Charlestown Enterprise" – Special ed. June 19, 1893 – "Charlestown Citizens Past and Present
"Charlestown Enterprise" – March 1, 1902 p. 1 "James Hunnewell Owner of the Beautiful Residence on Green and Wood sts" pg. 41

Moved; date if known ________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication X
Community/development X

Conservation ____
Education X
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation X
Religion ____
Science/invention ____
Social/humanitarian X
Transportation ____

Significance (include explanation of themes checked above)

"From a modest gymnasium and library over a grocery store at 402 Main st, the Charlestown Boys Club grew into a leading community center for Boston's young people." Only 38 members belonged in the 1890's when the Boys club opened. In addition to recreation it offered classes in woodworking, electricity, printing and other trades. Today the club is the headquarters of the Boys Club of Boston, Inc". Construction began on the Charlestown Boys club at some point in early 1917. The "Charlestown Enterprise" dated February 17, 1917 (entitled "Construction of New Club House") includes a drawing of the club house by architect O?A. (or Q?A) Thayer - further research is needed on Thayer) as well as a brief description of the building, still in its planning stages. It was noted that "The plan for the Boys Club provides for a basement and subbasement and in the former will be constructed a large swimming pool and the heating system will be constructed in the subbasement". It was also noted that "Directly over the swimming pool, on the floor above will be located the gymnasium and auditorium and with stag seating capacity of 500. Bowling alleys and lavatories will also be located on the floo A more detailed description of the boy's club appeared in the Charlestown Enterprise upon this buildings completion. (Dec 8, 1917, p. 1) - It was noted that "the building's entrance is furnished in fumed oak .....one of the most beautiful rooms in the building is the game room. The walls are of brick. There are tables and chairs for a large number of boys and over 150 games are kept in the game closet closeby. A railing about 2 feet high surrounds the space devoted to the game room." It was noted that "the library was the most expensive room in the club .... book cases with moveable shelves are built in the walls around the room and on one side is a beautiful fireplace around the top and sides of which is a burnt wood design of grass green and copper. On the top is spelled "BON COEUR", meaning "good heart" or "good courage". "Bon Coeur" is the motto of the club. Directly opposite the library is the wireless telegraphy room." The club house also contained a meeting room, stenography room and gymnasium which was "one of the largest and best equipped in New England.

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

The Charlestown Boys club occupies the site of the old Hunnewell House. Built in 1817, by Joseph Thompson, this house was briefly the residence of Commodore Oliver H. Perry of War of 1812 Naval fame. More importantly, it was the home James Frothingham Hunnewell, merchant/shipper and locally/regionally important historian. Mr. Hunnewell's father acquired this house (now site of Boys Club) in 1831. James F. Hunnewell was born here in July 3, 1832. He was engaged with his father in the shipping business, chiefly with foreign ports but especially with Honolulu. He was associated with numerous Charlestown/Boston social and civic clubs/organizations including Charlestown school Committee, St. Botolph club, Club of Odd Volumes, Hawaii Club, and the New England Historic Genealogical society. He published a number of interesting historical works including "A Century of Town Life" (History of Charlestown, 1888, an indispensable source for understanding 18th and early 19th c. lot ownership in Town Hill District) as well as "Records of the First Church, Charlestown," "The Historical Monuments of France" "Civilization at the Hawaiian Islands and "Englands Chronicle in Stone". Note: Frank S. Mason, prominent early 20th c. Charlestown real estate agent and insurance agent was a leading figure in the establishment of The Charlestown Boys Club.

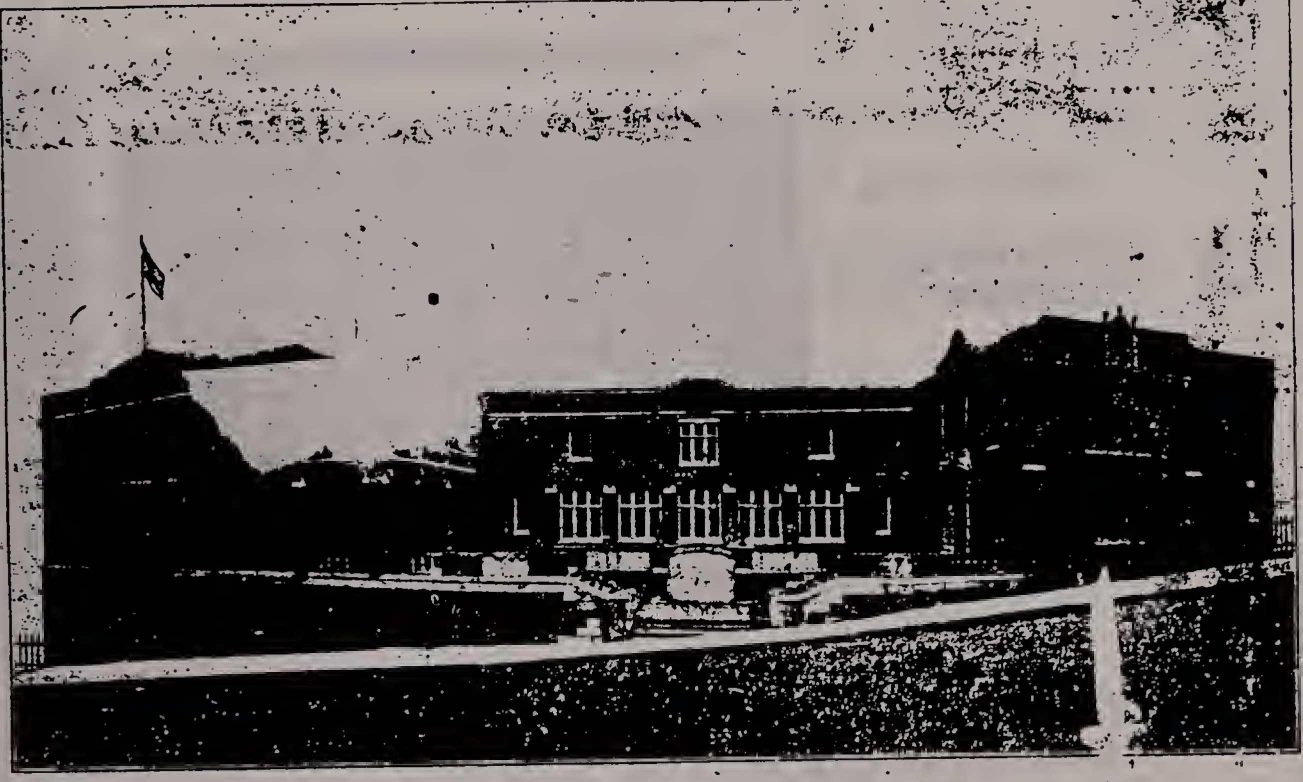
Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

VOL. 50. NO. 10. CHARLESTOWN, MASS., SATURDAY, MARCH 9, 1918.

TWENTY-FIVE YEARS OF SERVICE

RE:
9-15 Green St
Charlestown

On Monday the Bunker Hill Boys' Club Will Complete a Quarter Century of "Helping the Boys Help Themselves"—A Brief History of Organization



THE BUNKER HILL BOYS' CLUB
Modern Educational and Recreation Centre Second to None in the Country

The words, "the survival of the fittest" have been used on many occasions in description of many worthy inspirations, projects and institutions, but no one can doubt the aptness of the quotation when applied to the Bunker Hill Boys' Club of Charlestown, which after twenty-five years of usefulness in this community celebrates its silver jubilee on Monday. No formal exercises will mark the occasion: the daily routine of the club will be followed; but to those who have watched the organization from its infancy, through the stormy and the pleasant periods, Monday will be the "Day of Days," the completion of a quarter-century of service to "The Boys of Today" and "The Men of Tomorrow."

The expression, Bunker Hill Boys' Club, may not be synonymous with Frank S. Mason but when one thinks of the club his thoughts invariably turn to Mr. Mason, for it is through the latter gentlemen's efforts that the institution exists. It was only a year or so ago that Mr. Mason, because of illness, was forced to relinquish a few of the attendant cares and allow a committee to accomplish the work, which he, single-handed, had performed for so many years.

The progress of the Bunker Hill Boys' Club has been one of the outstanding features of this most commendable institution. Starting in a small way, it has developed until now it is considered one of the most important and progressive organizations of its kind in New England. It has sent out into the world boys who were able, through the instruction gained within its wall, to fight their own battles and it has gazed with pride upon the success attained by its former members.

When the call of the nation came for volunteers for the war and the patriotism of youth was sounded, many members and former members of the association displayed their loyalty and enlisted. Some are in the army, others in the navy and several lished for the assistance of boys of working age.

The pioneers who aided Mr. Mason were: Board of Control, Chairman Linus E. Pearson, Secretary E. W. Childs, Rev. James N. Supple, Mrs. Edward W. Howe, Rev. Philo W. Sprague, Mrs. Harriet B. Murray, Rev. Carlos C. Carpenter, Treasurer George F. Tufts; Committee of Organization, Charles R. Brown, Arthur S. Burrows, Rev. Carlos C. Carpenter, C. F. Hill Crathern, Thomns Doane, George W. Mansfield, Rev. W. J. Millerick, George B. Neal, Stephen O'Meara, Fred W. Robinson, Timothy T. Sawyer, Rev. Philo W. Sprague, Rev. James N. Supple, E. M. Taylor, John J. O'Callaghan.

The first prospectus decided that the club would be opened two evenings of the week but, the work proving its usefulness and larger demands being made upon it, the directorate decided that the privileges of it should be available four nights weekly. Later on permission was Wood street clubhouse property, was added to the possessions of the organization.

FRANK S. MASON
Pioneer in Establishment of Club and Still Active in Its Welfare

On March 15, 1899, the club was incorporated, officers elected and a constitution and by-laws adopted. Previous to this time the government was in the hands of the boys, subject of course, to the superintendent, Mr. Mason. The officers had been elected by the boys from among their number and consisted of a president, two vice presidents, an attorney-general, and twelve judges. The duties of the president were judicial not executive; the attorney general received complaints and submitted offences to court; the judges tried the cases and imposed sentences. The first election was held March 10, 1894.

Following the incorporation the officers of the Bunker Hill Boys' Club Association were elected and Linus E. Pearson, who had served as chairman of the Control Board, was chosen as president. Other officers included Rev. Philo W. Sprague and Rev. James N. Supple, vice presidents; George F. Tufts, treasurer; Frank S. Mason, secretary; Mr. Pearson, Mr. Mason, Dr. John Duff, William B. Forbush and Mrs. J. L. Lyons, Board.

Upon the removal to the building on Green street, Francis E. Pearson was engaged as superintendent. A new phase of the work, summer work, was introduced and under Mr. Pearson's direction trips were made to Winthrop, Norumbega Park, Gloucester, Nantasket and Belmont. A baseball team was also organized and much pleasure derived from its activities.

In 1901 the clubhouse was purchased, remodelled and used as the home of the superintendent. Emerson L. Hunt became director in 1902, during which year a conference of boys from various parts of the country was held at the club. The addition of the Boylston Chapel property some 4300 square feet, was a most welcome gift as the space in the [illegible] proving inadequate to to the annex, thus allowing more room for classes. In 1906, shower baths were obtained by friends and placed in close proximity to the gymnasium.

A new attraction was added also with the gift of Boylston Chapel. The land surrounding the building was fenced in and swings and a sand garden were provided. The smaller children, too young to partake of club privileges were allowed to pass the days here, away from the heat of the streets and many a mother thanked the club for the care taken of her child and the protection given during the hot summer days.

Miss S. Mabel Newell became acting superintendent in 1907 and in the summer of that year the boys enjoyed a pleasant vacation at Kingsbury Pond, Norfolk, where a camp was established under the direction of Richard A. Briggs, superintendent. Mr. Briggs remained in that capacity until 1911 when the present director, Harris G. LeRoy, assumed charge.

During the six years just completed of his affiliation with this distinctly Charlestown organization, Mr. LeRoy has performed faithful, conscientious, praise-worthy service. The club has developed splendidly under his administration and he has turned out splendid specimens of youth, well-trained and willing boys, ready to do their share in the work which the world demands of them.

In March, 1915, the building on Wood street was condemned by the building inspectors and although fire-scapes were added for safety, the directors decided to build a new clubhouse, modern from every point of view. A campaign was planned for the early spring of 1916, with a maximum of $125,000 in view. Committees were appointed for the great undertaking and when the campaign closed it was found that the amount set had been exceeded by $800.

The imposing building on the site of the famous old Hunnewell estate and second to no similar institution in the country is the result of the

CHA 105-A1

HUNNEWELL HOUSE

(pp.93-96, Hunnewell's "Century of Town Life")

Built just after 1817 by Joseph Thompson. Soon after occupied by Amos Binney, one of the wealthiest men of Boston, and then by Commodore Perry, U.S.N. (afterward the widely known commander of the Japan Expedition). The grounds were as elaborate as any in the town. The present Boys' Club on Green Street, opposite the First Church, occupies the same site.

Purchased by James Hunnewell in 1831 soon after returning from many trips to the Hawaiian Islands. In 1887 he entertained Queen Kapiolani and Princess Liliuokalani and two princes who became Kings Kamehameha IV and V. James F. Hunnewell there had his private business room "where he kept his library of Charlestown books and wrote "A Century of Town Life."

Cutler, Slides of Old Charlestown, V.

4-13

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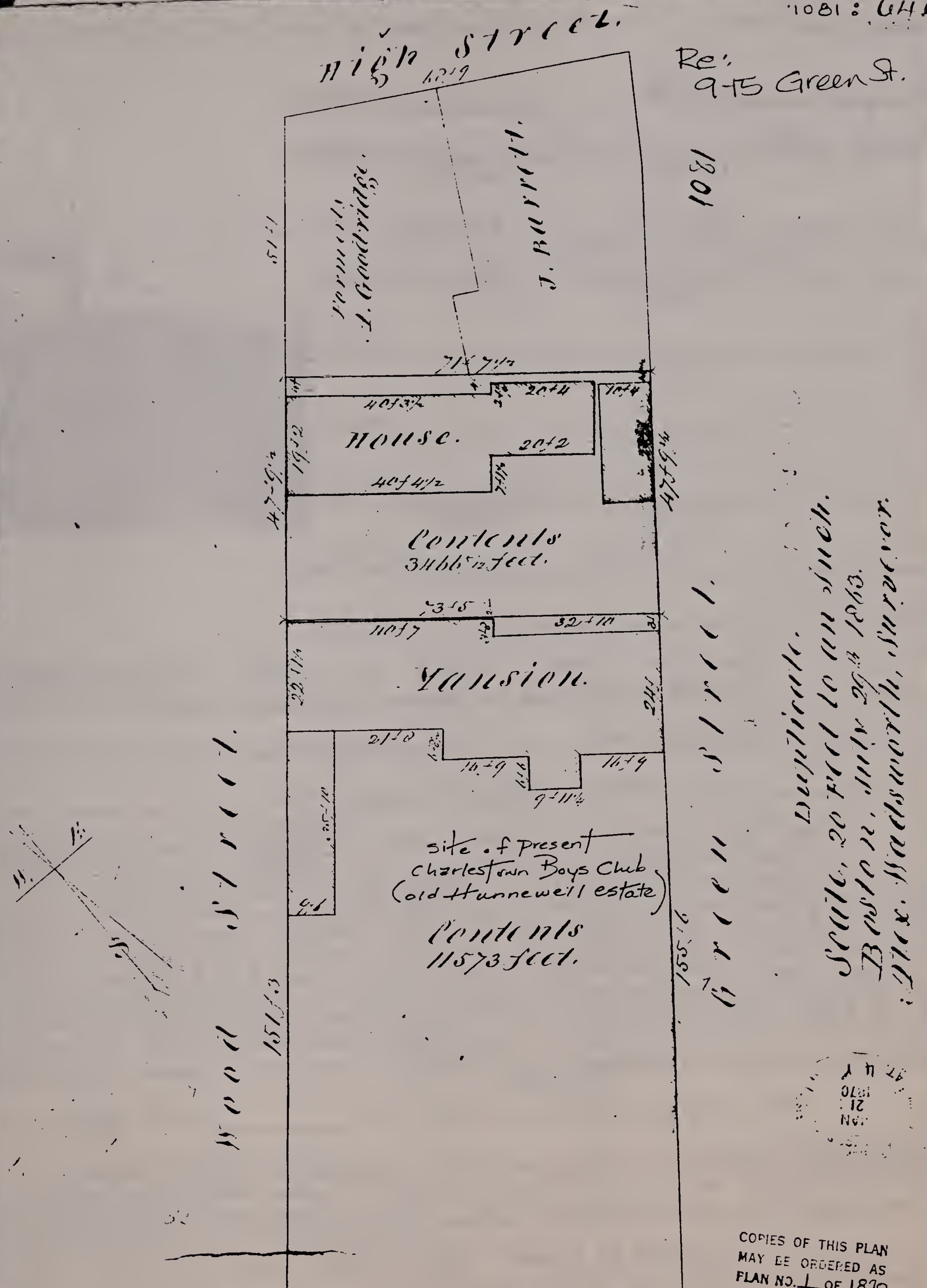
1081 : 641

Re:
9-15 Green St.


High Street.
121.9
Formerly J. Goodridge.
J. Barrett.
1081
115
71.7½
40.3½
20.4
10.4
House.
19.2
20.2
40.4½
47.9½
47.9¼
Contents
3466 5/12 feet.
73.5
40.7
32.10
Mansion.
22.1½
24.1
21.0
16.9
16.9
9.11¼
Wood Street.
Green Street.
site of present
Charlestown Boys Club
(old Hunnewell estate)
Contents
11573 feet.
151.3
155.6
Gate
Gate
(77.8)
65.3
67.3
Second Congregational.
Church.
Duplicate.
Scale, 20 feet to an inch.
Boston, July 29th 1863.
Alex. Wadsworth, Surveyor.

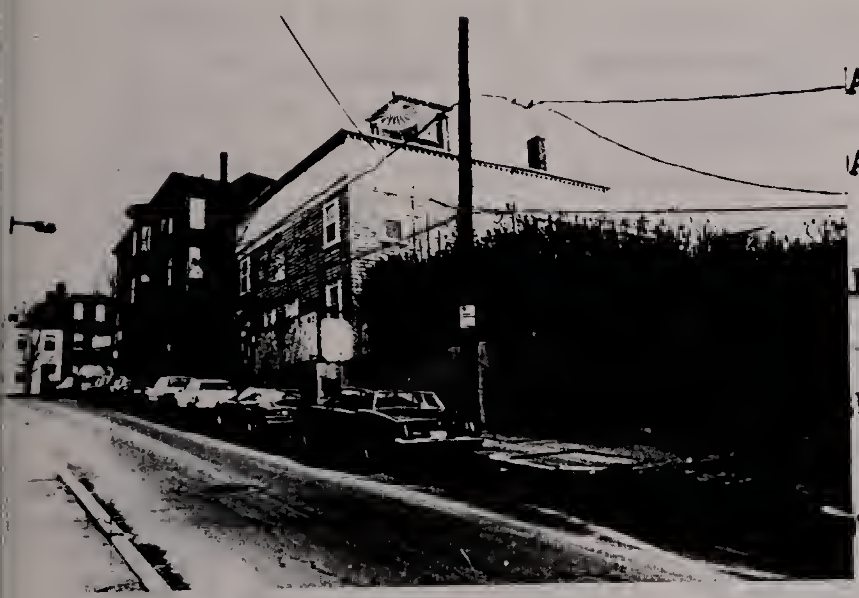
JAN 21 1870

COPIES OF THIS PLAN
MAY BE ORDERED AS
FLAN NO. 1 OF 1870

BOSTON LANDMARKS COMMISSION   Building Information Form   Form No. ____ Area Charlestown

ADDRESS 14 Green st   betw. COR. Main and High sts.

NAME Charlestown Comm. Center (present)   Samuel Dexter Estate (original)



AP No. 28N-12E   SUB AREA ____

ATE c. 1791-1800   Preservation Revolving Fund Casebook Historic Boston Inc. (source)

RCHITECT ____ (source)

UILDER ____ (source)

WNER Samuel Dexter (original)   ____ (present)

PHOTOGRAPHS CT-1-2/5-'86

TYPE [✓ (residential)] [✓ single] double row 2-fam. 3-deck ten apt.
(non-residential) presently houses community organization

NO. OF STORIES (1st to cornice) 3 (originally 2)   plus basement

ROOF flat   cupola square, at center   dormers —

MATERIALS [✓ Frame] clapboards [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ____ concrete iron/steel/alum.

BRIEF DESCRIPTION Greatly altered, Late Georgian, Federal mansion, wood frame, originally clapboard clad w/ boxy, 2-story, 5-bay x 4-bay main block w/ low hip roof. House's main facade has been extended 2-bays, to include double doors and window at 1st fl.. Hip roof has been reworked as low, windowless, pattern shingle clad 3rd level w/ hip roof. Cupola appears to be ca. 1840's addition. House presently sheathed in wood shingles, situated on granite block foundation. Overall appearance now Victorian - sort of a Queen Anne wood shingle clad box. Still intact is upper third of main facade's center entrance, including semicircular fan light, Federal "door hood" composed of well carved console brackets ornamented w/ colorfully painted laurel wreaths and rosettes. Consoles support well molded, deep cornice - beneath cornice is an entablature displaying closely spaced incized lines. Bldg. surmounted by central, square cupola w/ slender, free standing demi-columns at corners.

EXTERIOR ALTERATION minor moderate [✓ drastic] Form, fenestration, fabric radically reworked.

CONDITION good [✓ fair] poor ____ LOT AREA 7749 sq. feet

NOTEWORTHY SITE CHARACTERISTICS situated on terraced portion of Breeds Hill (steep incline). Main facade overlooks relatively ample, hedge bordered lawn - lawn stops abruptly at top of high granite/rubble stone wall adjacent to much altered Winthrop Church.

(Map)

SIGNIFICANCE (cont'd on reverse)

Although this Late Georgian/Federal Mansion has been drastically altered in terms of form, fenestration, fabric, roof configuration etc., it nevertheless manages - with the help of landscape features to convey a sense of a stately late 18th/early 19th c. mansion house estate. Above all this house

Bibliography - Maps - 1818, 1852; Atlases - 1868, 1875, 1885, 1892, 1901, 1911
T.T. Sawyer - p 418.
Cutler - slides of Old Charlestown v.2 CHA 105-02, CHA 160-B1
S.P.N.E.A. - photo file - Robert Severy photographs May 1975
"Charlestown Enterprise" - "Boys in Blue" Nov 24, 1885 p.?
"Charlestown Enterprise and Charlestown News" May 12, 1888 p.1 "The Dexter Estate"

Moved; date if known_______________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	x
Agricultural		Education		Religion	
Architectural	x	Exploration/ settlement		Science/ invention	
The Arts		Industry	x	Social/ humanitarian	x
Commerce	x	Military		Transportation	
Communication		Political	x		
Community/ development	x				

Significance (include explanation of themes checked above)

has historical associations with 19th c. national/local figures too important to overlook. This house was built in c.1897-1900 for Samuel Dexter, member of President John Adams Cabinet. During the mid 19th c. leading Boston area rubber product manufacturers Hamilton Davidson and Rhodes Lockwood owned this house. During the occupancy of Nathan Poridge (1814-1830), this house's gardens were high on the list of Boston-area horticultural wonders. During the late 19th c. 14 Green st. housed the headquarters of the Abraham Lincoln Post No.11, G.A.R. This building presently contains an important neighborhood institution - the Charlestown Community Center.

The Dexter Mansion is situated on a terraced segment of Breeds Hill's southwestern slope. It stands with its narrow-end to Green st - directly across the street is the 1910's Charlestown Boys club - former location of the old Hunnewell Home. The Dexter Mansion's main facade overlooks an ample front lawn which slopes down to a row of tall hedges - hedges mark a sharp drop off and high granite/rubblestone retaining wall.

#14 Green st. was a substantial example of a two story, late Georgian-Federal house - still visible is the front entrance's well-carved upper en-

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

framements, including semicircular fanlight and well-carved hood. Cutler's slides of Old Charlestown, volume 2, includes a view of this house's main facade ca 1870 - complete with original 2 stories, low hip roof and ca. 1840's (?) cupola.

#14 Green st. was built in for Samuel Dexter, member of both branches of Congress, Secretary of War and of Treasury under President John Adams. Dexter's son Franklin Dexter was a distinguished lawyer.

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

His grandson, F. Gordon Dexter was responsible for the erection of the statue of Col. Prescott on the Bunker Hill Monument grounds. At the time of Samuel Dexter's death, John Adams wrote "I have lost in Mr. Dexter the ablest friend I had on earth".

Samuel Dexter sold his Green st. estate (then encompassing at least 11 lots) to Giles Alexander in 1802. Further research is needed

INVENTORY FORM CONTINUATION SHEET

Boston Landmarks Commission

Community: Charlestown, Ma

Form No:

Property Name: 14 Green st

Indicate each item on inventory form which is being continued below.

on Alexander [the many late 18th c./early 19th c. grantee listings for Alexander at the Middlesex Co. Registry of Deeds indicates that at the very least he was a real estate speculator with considerable holdings). Alexander sold #14 Green st. to Mathew Bridge, Charlestown merchant in 1814. Bridge died before he could move into this house (He also had considerable real estate holdings on Harvard st., including the Edward Everett House). From 1814 - 1830 this house was owned by Mathew Bridge's son Nathan Bridge. The Bridge occupancy of 14 Green st. evidently represents a "golden age" in this house's history. Mr. Bridge was a well known merchant and horticulturist who enjoyed hosting elegant parties. Mr. Bridge, was a partner in Nathan Bridge and Co (along with a John D. Bates) at Central Wharf, Boston, Ma. His daughter Susan married the internationally reknowned chemist, mineralogist and geologist Dr. Charles T. Jackson. Nathan Bridge's gardens "was known to all lovers of horticulture throughout the state." Nathan Bridge's greenhouse was located in the upper part of the garden. It contained "a fine display of espallee fruit trees (apricot, necterine and peach on the brick walls on High st. and in frames arranged in various shapes." From the side door of #14 Green st was a view of a circle of fir trees, in the center of which was a tulip tree. Beyond the circle was a fruit garden of standard trees, including peach, dwarf apple, cherry and pear." Nathan Bridge's stable was on the corner of High and Green st. - the area between the stable and the house was paved with cobble stones. (see "Charlestown Enterprise and Charlestown News" May 12, 1888, p. 1, "The Dexter Estate" for further information on Bridge's gardens). In the Fall of 1831, 14 Green st. was sold to Hamilton Davidson, highest bidder at public auction. At that time Davidson was engaged in the grain business at Charlestown Neck - in later years Davidson became a leading manufacturer of medical and stationary rubber products (see Form on Davidson Rubber Co. — Brighton st.). Between the 1830's and early 1850's the Dexter estate was reduced to its present size via the sale of lots along High st (including those of the double brick Lawrence and Sawyer residences), Green st (for the Winthrop Church) and Dexter Row. Mr. Davidson's son-in-law and business partner, Rhodes Lockwood owned this house from 1850 until at least the mid 1880's.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

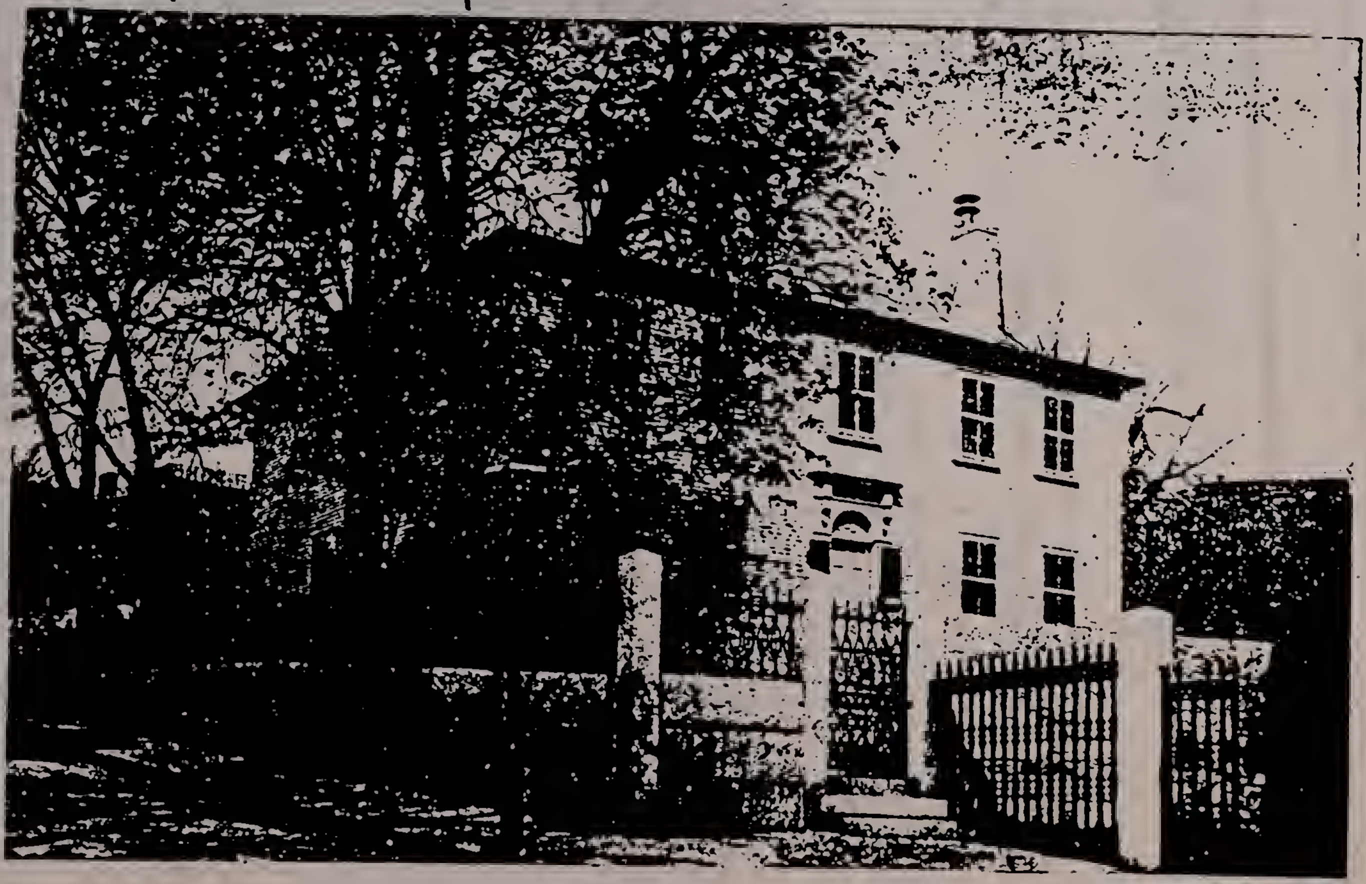
Boston Landmarks Comm.

Community: Charlestown, Ma.	Form No:
Property Name: 14 Green st.	

Indicate each item on inventory form which is being continued below.

The old Dexter estate was purchased by the Abraham Lincoln Post No. 11 G A R at some point between 1885-1892. This organization was composed of men "who dared death and disease on many southern battle fields and whose object is not only the promotion of friendship between the loyal veterans of the Rebellion, by sympathy and substantial aid in behalf of those who were left widowed or fatherless by the relentless monster of war." Adopting the motto, "Fraternity, charity, Loyalty, the Abraham Lincoln G.A.R. No. 11 was organized on April 23, 1867 in Mechanics Hall, Elm st. by Major Austen S. Cushmen of Post 7, New Bedford. Prior to this organization's purchase of the Dexter Mansion, it was housed in a variety buildings including Seminary Hall (Union and Lawrence st's, no longer extant, 1867); Lincoln Hall, 7 City Square, 1867-69; Warren Trust for Savings Building, Monument Hall Building (ca. late 1870's-1880s) and 1, 2 Warren st. (1886)

This building presently houses the Charlestown Community Center.



HON. MATTHEW BRIDGE'S WEDDING GIFT TO HIS SON, NATHAN, 1814

Collection of S.P.N.E.A. ca. early 1900's

Staple to Inventory form at bottom

S.P.N.E.A.

WILL You Help Keep the Flag of Patriotism Flying in Charlestown?

Bunker Hill and the Granite Shaft still stand, though time has wrought many changes in the old Town.

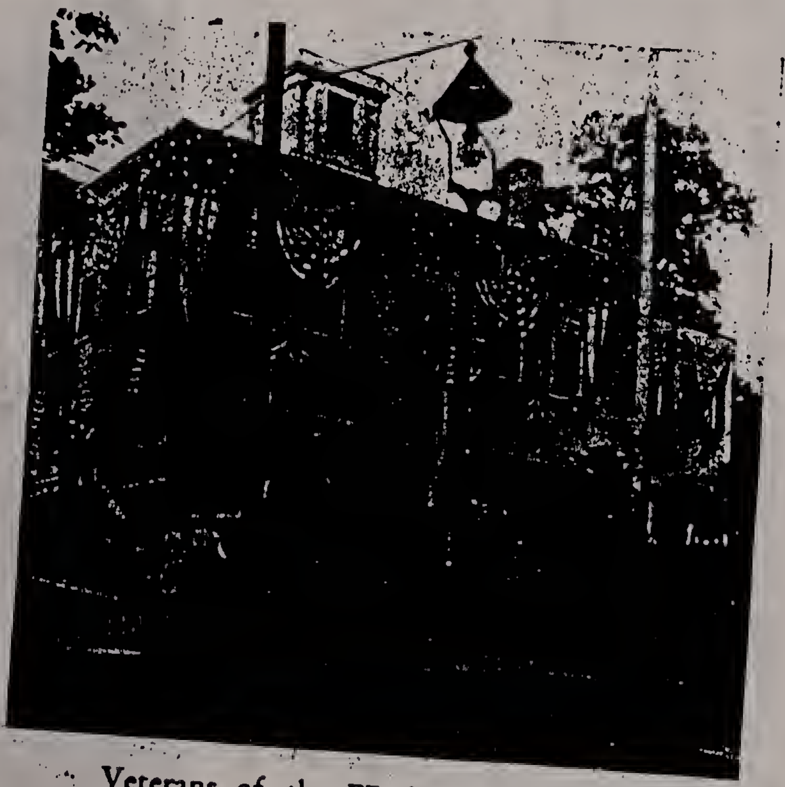
Loyal local sentiment has thus far preserved Memorial Hall, on Green Street, famed as the home of Samuel Dexter, "*the ablest friend*" President John Adams "had on earth."

But the beautiful and historic old mansion must have immediate attention and considerable alteration to enable it to continue as the home of Abraham Lincoln Post, Grand Army of the Republic and Veterans of the World War, and as the Patriotic Center of the Community.

For half a century Post Home of the G. A. R., Memorial Hall is now joint headquarters of Charlestown Civil War Veterans and the Veterans of all Wars in which the republic has participated. It is a center of social life, a club room and a rendezvous for all heroic defenders of the Flag.

Only 20 of the original 500 comprising the first Abraham Lincoln Post, survive.

To these Veterans, no boys are like "*the old boys*," no home like "*the old home*." The comforts and glories of Memorial Hall have become a part of their daily life. They would be lost without the accustomed easy chair and the cosy corner where they sit and chat and gossip and dream of the dear, dead days, and fight their stirring battles over again.



Veterans of the World War, who now hold aloft the torch of patriotism in Charlestown, will with your generous help, continue to make Memorial Hall a meeting place for this remnant of the Gallant Five Hundred, until taps have sounded over the grave of the "*last surviving member.*"

To put the building in a thorough state of repair, increase its accommodation for social activities, install a new heating plant and clear off its present indebtedness, the Committee in charge of the Campaign want to raise at least $15,000.

It is sound Bunker Hill doctrine to "*carry on*" until the last Roll Call—and after. For the Veterans of the World War have assumed responsibility for perpetuating the famous post for all time, and will in turn hand it on to their successors.

To lovers of the old town, as one sprightly 91-year-old G. A. R. veteran puts it, "*every piece of ground in Charlestown is Sacred Ground.*" To those who still revere it as "*Hometown*," and to all whose hearts glow and beat faster at mention of Bunker Hill, the Committee confidently make this appeal.

Please send your check to George P. Nason, Treasurer, Charlestown Five Cent Savings Bank, Thompson Square, Charlestown, Mass.

14 GREEN ST

Charlestown Ente

VOL. 49. NO. 17. CHARLESTOWN, MASS., SATURDAY, APRIL 28, 1917.

Birthday Is Golden But Spirit is Young

Celebration by Abraham Lincoln Post of Fiftieth Anniversary a Brilliant Occasion

Its Auxiliary, the Women's Relief, Joins with the Comrades In Making the Aftair a Grand Success

A joint celebration of unusual interest was held in Memorial hall, Green street, on Monday evening it being the fiftieth anniversary of Abraham Lincoln Post and the thirty-third anniversary of the Woman's Relief Corps 39.

In the line at the reception were Senior Past Commander William

An entertainment was given in which the folowing took part: Scotch and Irish dances, Mary Swan; readings by John McCarron, Miss Mollie McGrath and Charles McCarron; Flag dance and Spanish dance, Ruth Guthrie; songs by Mrs. Patrick D. Walsh and Master Lester Boyce.

Miss Agnes Barry of South Boston, an honorary member of Post

ders for department commander, Colonel Henry R. Sibley and George A. Hosley. The relief corps has also received the distinction of a selection of one of its members, Mrs. Elizabeth G. Turner, as national president of the order and another member, Mrs. Mary E. Knowles as department president.

The post and corps are an active

Abraham Lincoln Post Headquarters on Green Street

Spaulding, Mrs. Eva W. Barber, president of the Women's Relief Corps, Commander Charles Almeder of Post 11, Mrs. Starkweather, Past Department Commander George A. Hosley, Dr. John Dixwell, Commander Charles Johnson, Post 149, Mrs. Agnes Parker, J. V. D. C.; Miss Mary E. Elliot, D. S.; Mrs. Fannie Jones, D. T.; and Mrs. James Burroughs, one of the oldest members of the Women's Relief Corps.

Rev. Wesley Wiggin offered the prayer at the banquet, and Commander Hosley acted as toastmaster. James Burrows, a veteran of the Civil war and one of the memhers of the old Boston Museum Company, delivered a splendid address in which he reviewed the events that led up to and followed the great War of the Rebellion. William Spaulding spoke on "Fifty Years Ago."

11, G. A. R., the only lady member of the Kearsarge Naval Veterans and a past president of Tent 36, Daughters of Veterans, was a guest. The officers of the Post and Department officers all addressed the gathering.

Abraham Lincoln Post became a component and influential factor of the Grand Army of the Republic on April 23, 1867, and Abraham Lincoln Relief Corps made its entry into the organization of which the Grand Army is so proud to recognize as an auxiliary on April 22, 1884. Both post and corps stand among the first among their respective orders for the principles of loyalty, fraternity and charity, and the district numbers the corps and post among its most representative organizations.

The post has been honored with a selection of two of its past commanforce in the preparations for the call of Massachusetts troops to the line of attack or defence in the War with Germany. Commander Charles H. Almeder has been appointed hy Mayor Curley to head the local committee on the City Committee on the Public Safety, and the commander has enlisted a large number of comrades in the work of local preparedness. Some weeks ago, a recruiting tent was located on the lawn of the beautiful post property on Green street, where the companies from the Fifth regiment in this district have had the co-operation of post comrades and relief corps members in enthusing the Charlestown youth preparatory to a call from the Nation of the gallant Fifth.

14 Green St.

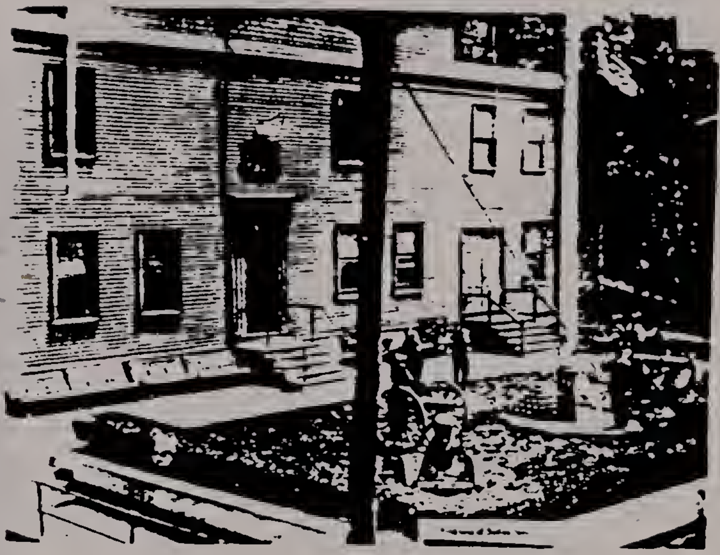
CUTLER - SLIDES OF old Charlestown v.2.

33-21

CHA 140-B1

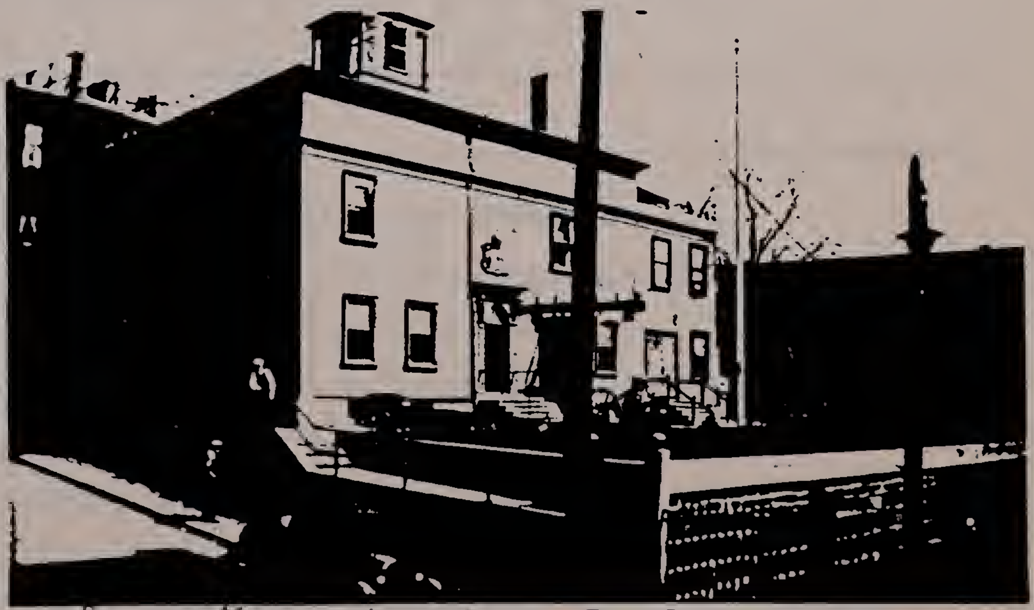
G. A. R.
MEMORIAL
HALL,
Green St.
(1928)

(courtesy
Boston
Herald)



Once the residence of Samuel Dexter, member of both branches of Congress, Secretary of War and of Treasury under Pres. John Adams. John Adams, when Mr. Dexter died, wrote, "I have lost in Mr. Dexter the ablest friend I had on earth". Later occupied by Nathan Bridge whose garden was known to all lovers of horticulture throughout the state. A tree-shaded walk extended toward the Hyde House on Cordis St. down to the rear of the Universalist Church and around the Stevens Estate to Main Street, and back parallel to Green Street to the house again.

Later owned by Hamilton Davidson, who gave a party in the house and garden to President Jackson. Although the President was prevented by illness from attending, Vice-President van Buren represented him.



Dexter Mansion - 1932. Boston Athaneum

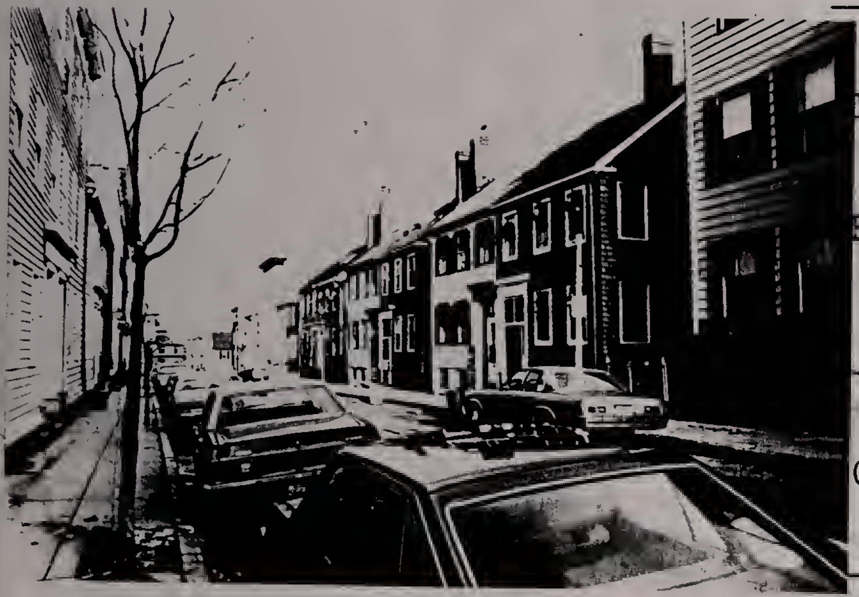
BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 23,25; 27,29; 31,33; 28,30; 32,34; 36,38 40,42,44,46 Green St. COR. betw. High and Bartlett sts.

NAME ____________________
present original

MAP No. ____________ SUB AREA ____________

DATE ca. 1840–1848 Middlesex Deeds; Mallory Panoramic View–1848
source



TECT ____________________
source

ER Edward Pratt (?) and others.
source

____
original present

GRAPHS CT– 13-31-'86

TYPE ([✓ residential]) single [✓ doubles] row 2-fam. 3-deck ten apt.
(non-residential) ____________________

NO. OF STORIES (1st to cornice) 2 plus basement, attic

ROOF Gable cupola – dormers –

RIALS ([✓ Frame]) [✓ clapboards] [✓ wood shingles] stucco asphalt asbestos alum/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION Enclave of double, 2½ story wood frame Greek Revival houses in various stages of alteration to fabric and elements but basic forms are intact. Some houses have been transformed into Italianate residences via addition of flat roofed third floors.

EXTERIOR ALTERATION minor [✓ moderate – drastic]

CONDITION [✓ good – fair] poor ____________ LOT AREA ____________ sq. feet

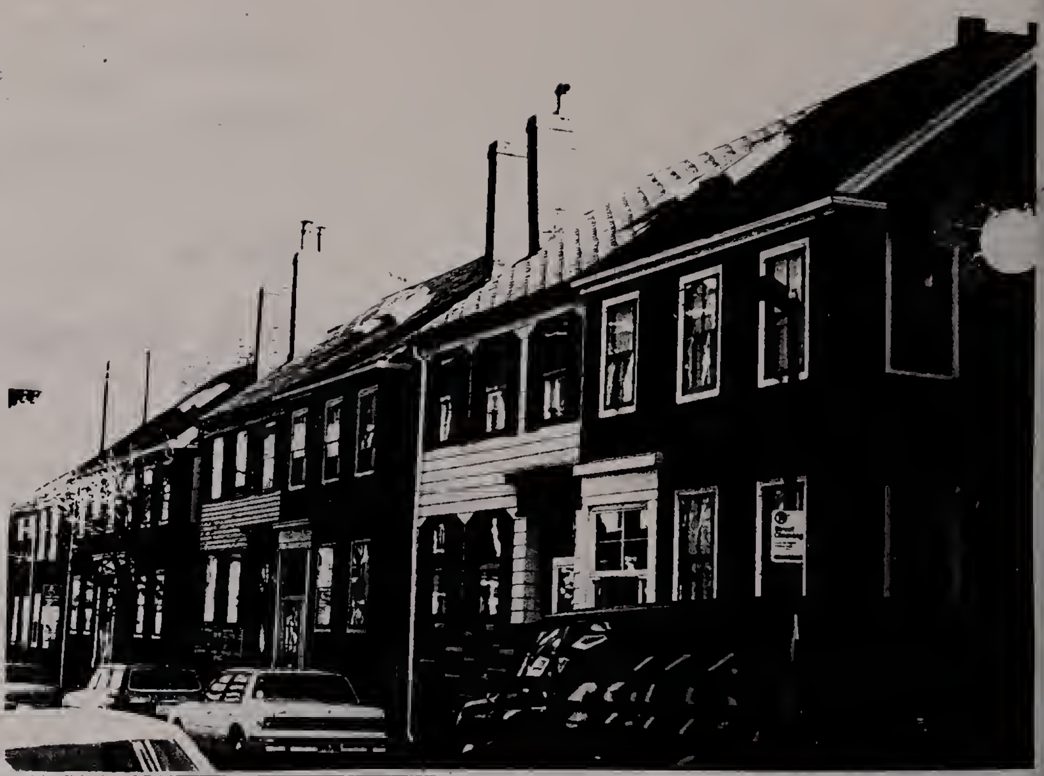
NOTEWORTHY SITE CHARACTERISTICS ____________________

____

(Map)

SIGNIFICANCE (cont'd on reverse)
#'s 23 – 46 Green St. represents a fairly discrete enclave of ca. early 1840's wood frame double houses exhibiting Greek Revival form, elements (e.g. Doric pilasters and cornice headed entablatures at the paired entrances). Houses exhibit various types of modern sheathing including

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - 442 - 433:251, 791:536
921:289, 1207:453.
Charlestown Directories - 19th c



Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural __X__
The Arts ____
Commerce ____
Communication ____
Community/development __X__

Conservation
Education
Exploration/settlement
Industry
Military
Political

Significance (include explanation of

wood shingle, aluminum siding, asphalt shingle etc. Edward Pratt (see Form on 7, 9, 11 Bartlett St.) may have been [illegible] for several [illegible] of these buildings. Owners of #32-46 Green St. were: William Witherill, clerk, 157 Blackstone, Boston - #32; Margaret Foster - #34; Elizabeth Z. Farnsworth #36, Peter Johnson, "gilder" - #38; Arthur A. Cambridge, clerk - #40; F. Hadley "carpenter" - #42; Abigail Vaughn, "widow - #44 and A.S. Jenniss(?) Jenness? - #46. #42 Green St's deed [illegible] indicates that this house was built ca. 1843 by local carpenter Edward Pratt (see Middlesex Deeds 433:251). The 1848 [illegible] view very clearly shows a closely sited enclave of double houses with rear ells projecting mostly from the center of rear walls. These houses are all surmounted by gable roofs. The section of Green St between High and Bartlett Sts., is similar in "feeling" to the enclave of early 1840's at 62-72; 39-73 Pearl St. near Bunker Hill St

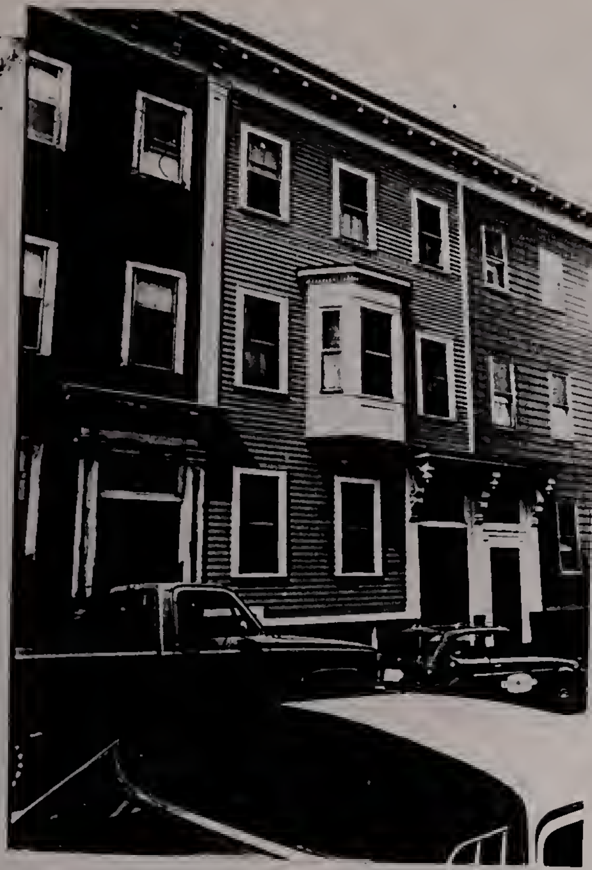
Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

- both enclaves provide evidence that as late as the 1840's wood rather than brick was the favored building material in Charlestown
- this predilection for wood would change rapidly after 1850 with the majority of buildings being constructed of brick.

Green St. was set out ca. 1830's over what had been part of a large L-shaped parcel of upland pasture owned by Deacon Larkin

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No.____ Area Charlestown



ADDRESS 43 Green st COR. near Bartlett

NAME ______________________
present original

MAP No. 29N-12E SUB AREA east

DATE 1859 Middlesex Deeds
source

ARCHITECT ______________________
source

BUILDER Amos Brown
source

OWNER F.B. Austin/James Austin/Amos Brown
original present

PHOTOGRAPHS ______________________

TYPE [✓ residential] single [✓ half of double] row 2-fam. 3-deck ten apt.
(non-residential) ______________________

NO. OF STORIES (1st to cornice) 3 plus basement

ROOF Flat cupola — dormers —

MATERIALS [✓ Frame] [✓ clapboards] shingles stucco asphalt asbestos alum/vinyl
(Other) brick stone ____________ concrete iron/steel/alum.

BRIEF DESCRIPTION The more intact half of a double Italianate 3-story wood frame row house. Characterized by side hall plan, 3-bay main facade, brick basement. Paired entrances (w #45). Double outer doors w/ elongated arched glasspanels w/ solid, circular panels below—ca. late 19th c. Evidently inner doors are original. Entrance surmounted by bold scroll bracketed hood. Doric pilaster visually seperates #43 from #41. Oriel window projects from 2nd fl., center, exhibits dentilated cornice. In general windows are fully enframed and contain 2/2 wood sash. Bldg. culminates in pannelled and bracketed cornice. It is enclosed by a flat roof. (Map)

EXTERIOR ALTERATION [✓ minor] moderate drastic ______________________

CONDITION [✓ good] fair poor ____________ LOT AREA 1631 sq. feet

NOTEWORTHY SITE CHARACTERISTICS part of a group of 6 Italianate houses (#'s 35-45 Green st.)

SIGNIFICANCE (cont'd on reverse)
#43 Green st. is a competant example of mid 19th c. Charlestown housing, exhibiting elements of the Italianate style. It is the better preserved half of a double, 3-story wood frame house exhibiting bold scroll bracketed door hood, oriel window and bracketed cornice. It represents the work

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Middlesex Deeds - 811: 441, 442
821: 548, 981: 271, 1051: 40, 1210: 16

Moved; date if known ________________

Themes (check as many as applicable)

Aboriginal ____
Agricultural ____
Architectural X
The Arts ____
Commerce ____
Communication ____
Community/development X

Conservation ____
Education ____
Exploration/settlement ____
Industry ____
Military ____
Political ____

Recreation ____
Religion ____
Science/invention ____
Social/humanitarian ____
Transportation ____

Significance (include explanation of themes checked above)

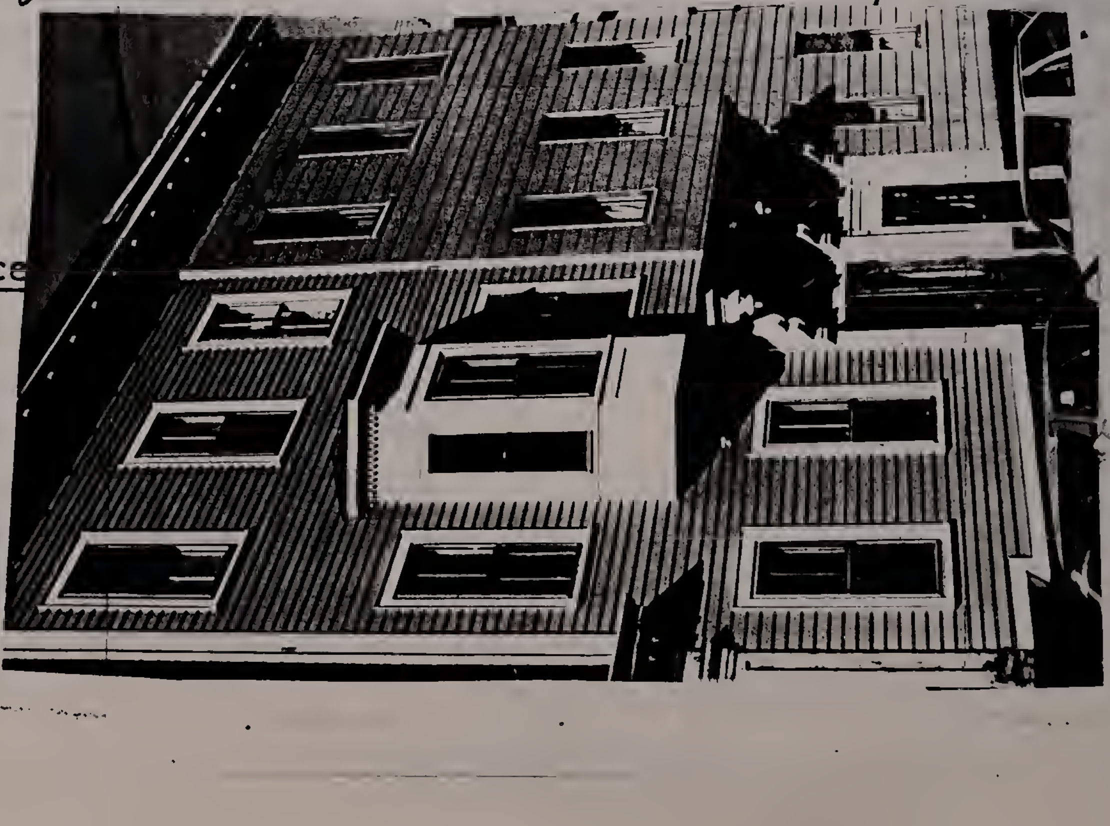
of prolific mid 19th century carpenter Amos Brown.

Middlesex deeds indicate that #43's land was part of the extensive land holdings of Charlestown merchant Francis B. Austin and James W. Austin "of Honolulu, Sandwich Islands". In July 1859, the Austins sold #43 to Amos Brown "of Charlestown, carpenter" for $1500.00 [see Middlesex 811: 442]. The Austin/Brown deed indicates that #43 was extant at the time of the signing of the deed. Amos Brown was active as a carpente Charlestown building trades from c. 1848 until the 1880's. (For more information on Brown see form on 4-10 Mystic st). Other examples of Brown's work includes 5-21 Cross st. (1863), 84/86 Baldwin st and 4-10 Mystic st (1854).

On Jan 26, 1860, Brown sold #43 to Henry C. Boyd of Charlestown, clerk for $4,500.00 [821: 548]. Nine years later, Boyd sold this property to Mary W. Merrill, wife of John Merrill of Medford, Ma. for $7,500.00. (see 1051: 40 - Jan 7, 1869]. Later owners included

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

Lyman G. Prescott of Prescott and Thompson, provisions, 2 Blackstone Market (ca. 1875 - 1890's) and Rachel C. Fultz (early 1900's).

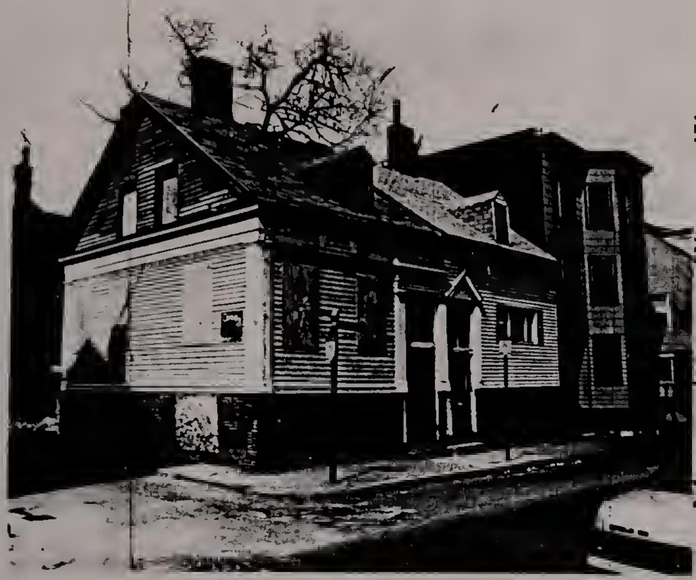


Bibliography and/or reference
records, early maps, etc.)

BOSTON LANDMARKS COMMISSION Building Information Form Form No. ____ Area Charlestown

ADDRESS 79/81 Green st. COR. Hancock st.

NAME ______ present ______ original



No. 29N. 12E SUB AREA east

: ca. 1845, by . 1848 Mallory Panoramic View source

IITECT ______ source

LDER Frederick A. Fiske (?) Middlesex Deeds source

R Frederick A. Fiske original ______ present

PHOTOGRAPHS CT-1, 3/3 '86

.E [✓ residential] single [✓ double] row 2-fam. 3-deck ten apt.
(non-residential) ______

NO. OF STORIES (1st to cornice) 1 plus basement, attic

OF Gable cupola — dormers 1 per unit, main facade

MATERIALS [✓ Frame] [✓ clapboards] #79 shingles stucco asphalt asbestos [✓ alum] #81 /vinyl
(Other) brick stone ______ concrete iron/steel/alum.

BRIEF DESCRIPTION Double, Greek Revival cottage, boxy rectangular form - originally 6-bays x 3 bays, side hall plans. Rises 1-story from high brick basement to pedimented attic. Paired entrances (probably originally open and recessed) w/ single granite slab step at each entrance (later outer doors/transoms). Doric pilaster entr. enfr. still intact as is cornice headed entablature of #79 - this feature is missing on the much altered #81 - has been replaced by metal pointed arch. #79 still clad w/ clapboards (in poor condition needs paint - windows are boarded-up) #79 retains heavy Doric corner boards also fascia and side boards. #81 sheathed in aluminum siding. - its former 3-bay main

EXTERIOR ALTERATION [✓ minor] → #79 moderate [✓ drastic] - #81 (see above)

CONDITION good [✓ fair] #81 [✓ poor] - #79 LOT AREA 79 - 979 81 - 1128 sq. feet

NOTEWORTHY SITE CHARACTERISTICS ______

acade now reduced to entrance
nd large, center picture window.
ldg. enclosed by broad, pedimented
ttic w/ 2 attic windows per side.
ach half retains gable roof dor-
ers on the Green st. facade.
ll brick chimneys rise from center
each segment's roof ridge.

(Map)

SIGNIFICANCE (cont'd on reverse)

#79/81 Green st. is architecturally significant as a relatively rare Charlestown example of a Greek Revival, wood frame vernacular double cottage. Most double wood frame Greek Revival houses of this vintage were two stories tall, featuring broad, distinctive end-wall gable profiles. (with one known example in Charlestown of a 3-story Greek Revival double house see form on 77/79 Warren st).

Bibliography - Maps - 1818, 1852
Atlases - 1868, 1875, 1885, 1892, 1901, 1911
Charlestown/Boston Directories
Middlesex Deeds — 460: 392, 393 (???) 591: 230, 1061: 147
Mallory - Panoramic View - Charlestown/Boston - 1848

Moved; date if known ____________

Themes (check as many as applicable)

Aboriginal		Conservation		Recreation	
Agricultural		Education		Religion	
Architectural	x	Exploration/ settlement		Science/ invention	
The Arts		Industry		Social/ humanitarian	
Commerce		Military		Transportation	
Communication		Political			
Community/ development	x				

Significance (include explanation of themes checked above)

#79/81 Green st's high brick basement is of particular interest - most Greek Revival houses - be they single or double - rose from granite faced basements rather than brick basements. This house was evidently not moved from another location and hoisted on to a new brick basement as the Mallory Panoramic view of Charlestown/Boston dated 1848 clearly shows this house at its present location and orientation to Green/Hancock sts. #79 is the more intact of the two units - exemplifying "preservation by neglect" - what is of interest here is the suscinct way in which this house's edges are defined via heavy Doric corner boards and fascia/side boards (as well as narrower baseboards. Also memorable is #79's heavy Doric pilaster/cornice headed entablature entrance enframements.

#79/81's lot was part of a much larger tract of Breeds Hill upland pasture belonging to Joseph Hurd (early 19th c). This tract was roughly bounded by Trenton, Bunker Hill, Elm and Bartlett sts (of these streets only Elm st appears on the 1818 Tufts map). By the 1840's William Hurd was selling off house lots carved from Joseph Hurd's tract - among the buyers was Frederick A. Fiske,

Preservation Consideration (accessibility, re-use possibilities, capacity for public use and enjoyment, protection, utilities, context)

variously listed as "sash-maker" and "carpenter". #79/81 Green st. probably represents the work of Fiske. He was active in Charlestown building trades from ca. 1840-1860. In 1842 he is listed as a sash-maker living on Green st. He lived on Green st until ca. 1850. By 1856 he was living at 17 Mead st. By 1860 he lived at 32 Lawrence st. Fiske is not listed in the 1866 Charlestown Directory - Middlesex Deeds suggest that #79/81 was built ca. 1845 - Fiske was definitely buying up parcels along Hancock st. but Green st. is not listed as a boundary

Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

- Further deed work is necessary to pinpoint this house's date of construction more closely. The segment of Green st. between Bartlett and Bunker Hill sts - along with 79/81 Green st - was definitely in existence by 1848 (see Panoramic view) During the early 1850's Boston traders appear to have purchased #79/81 from Fiske. On May 10, 1869, Joseph W. York, machinist in the Charlestown Navy Yard purchased #79 from Isaiah D. Richards for $2,550.00. By 1870, a Mrs Eliz. York owned #81. - The Yorks and Campbells owned #79/81 until at least the early 1900's

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